

QUIT CLAIM DEED IN TRUST **UNOFFICIAL COPY** 88571617
88571617

Form 82-886 Bankforms, Inc.

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor(s) TONI PETRIC, married to Rudolph Petric, her husband

of the County of Cuyahoga and State of Ohio for and in consideration of Ten and no/100ths (\$10.00) Dollars, and other good and valuable considerations in hand, paid, Convey and quit claim unto PARKWAY BANK AND TRUST COMPANY, Harlem at Lawrence Avenue, Harwood Heights, Illinois 60656, an Illinois banking corporation, its successor or successors, as Trustee under the provisions of a trust agreement dated the 27th day of December 19 77, known as Trust Number 4178, the following described real estate in the County of Cook and State of Illinois, to-wit:

Unit Number 4610-3B in River Road Condominiums as delineated on the survey of certain lots in the Resubdivision of Lots 89 to 99 both inclusive, in Stratford Manor, being a Subdivision in the North Section of Robinson's Reservation in Township 40 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois, which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as document 25083680 and as may be amended from time to time, together with its undivided percentage interest in the common elements

Tax No: 12-15-116-047-1099

Property Address: 4610 N. River Rd., Unit 4610-3B, Schiller Pk, IL.

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth

Full power and authority is hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to resubdivide said property as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without consideration, to convey said premises or any part thereof to a successor or successors in trust and to grant to such successor or successors in trust all of the title, estate, powers and authorities vested in said trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said property or any part thereof, to lease said property or any part thereof, from time to time, in possession or reversion by lease to commence in present or in future, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 99 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, change or modify leases and the terms and provisions thereof at any time or times hereafter, to contract to make leases and to grant options to lease and options to renew, to amend, change or modify leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange said property or any part thereof, for other real or personal property, to grant easements or charges of any kind, to release, convey or assign any right, title or interest in or about or payment appurtenant to said premises or any part thereof, and to deal with said property and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the same to deal with the same, whether similar to or different from the ways above specified at any time or times hereafter.

In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any part hereof, rent or money borrowed or advanced on said premises, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, and that at the time of the delivery thereof the trustee created by this indenture and by said trust agreement was in full force and effect, so that such conveyance or other instrument was executed in accordance with the trusts, conditions, covenants and obligations contained in this indenture and in said trust agreement, or in some amendment thereof and binding upon all beneficiaries thereunder, and that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and all the covenants and conditions made to successor or successors in trust that such successor or successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its, his or their predecessor in trust.

The interest of each and every beneficiary hereunder, and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or file in the certificate of title or duplicate thereof or memorial the words "in trust" upon condition or with limitations or words of similar import in accordance with the statute in such case made and provided.

And the said grantor S hereby expressly waives and releases any and all right or benefit under and by virtue of and all statutes of the State of Illinois providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof the S aforesaid have ve their S hand S S this 21st day of August 19 88

Toni Petric
TONI PETRIC married to
Rudolph Petric
Rudolph Petric, her husband

THIS INSTRUMENT WAS PREPARED BY:
MARSHALL J. MOLTZ, Attorney at Law
77 W. Washington St., Suite 1620
Chicago, IL. 60602

State of Ohio the undersigned a Notary Public in and for said County in

County of Cook the state aforesaid, do hereby certify that TONI PETRIC, married to Rudolph Petric, her husband are personally known to me to be the same person S whose name S subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal this 21st day of August 19 88

OFFICIAL SEAL
Linda Ketchmark
Notary Public, State of Illinois
My Commission Expires Jan. 26, 1991

Linda Ketchmark
Notary Public

REVENUE STAMPS
\$12.00
T#3333 TAN 8960 12/12/88 13:25:00
#2402 # 88-571617
COOK COUNTY RECORDER

-88-571617

PARKWAY BANK AND TRUST COMPANY
HARLEM AT LAWRENCE AVENUE
HARWOOD HEIGHTS, ILLINOIS 60656
BOX 493 443

For information only insert street address of above described property

UNOFFICIAL COPY

Property of Cook County Clerk's Office

Box 443