

UNOFFICIAL COPY

DEED IN TRUST

QUIT CLAIM DEED

THIS INDENTURE WITNESSETH, That the Grantors, Charles T. Walsh, Joan F. Walsh, husband and wife and Jeffrey A. Kallay and Jean A. Walsh-Kallay, husband and wife of the county of Cook and State of Illinois

88177391

for and in consideration of Ten and no/100-----(\$10.00) Dollars.

and other good and valuable considerations in hand, paid, Convey and Quit Claim unto the ILLINOIS REGIONAL BANK N.A., ELMHURST, a National Banking Association of the United States of America, as Trustee under the provisions of

The above space for recorder's use only

a trust agreement dated the 25th day of April 19 88 and known as Trust Number 5869 the following described real estate in the County of Cook and State of Illinois, to-wit:

Lot 55 in Madsen's North of Oak Park Subdivision, being a Subdivision in the South West 1/4 of Section 31, Township 40 North, Range 13 East of the Third Principal Meridian according to the Plat thereof recorded June 22, 1921 as Document number 7181567, in Cook County, Illinois

Permanent Index No. 13-31-316-012

Address: 1715 North Nordica, Chicago, Illinois

Instrument prepared by Louis E. Bellande, Jr., 180 N. LaSalle St., Suite 1901, Chicago, Illinois 60601

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COOK COUNTY RECORDER

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

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 sell on any terms, to convey either with or without consideration, to donate, to dedicate, to mortgage, pledge or otherwise encumber; to lease said property, or any part thereof, from time to time, by leases to commence in present or in future, and upon any terms and for any period or periods of time, not exceeding 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 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 said premises 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, to whom said premises, or any part thereof, shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, and in no case shall any party dealing with said trustee in relation to said premises, be obliged to see to the application of any purchase money, 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 privileged or obliged to inquire into any of the terms of said trust agreement.

The interest of each and every beneficiary hereunder and of all persons claiming under them, is hereby declared to be personal property and to be in the earnings, avails and proceeds arising from the disposition of the premises; the intention hereof being to vest in the said beneficiary or beneficiaries the entire legal and equitable title in fee, in and to all of the premises above described. ILLINOIS REGIONAL BANK N.A., ELMHURST

This conveyance is made upon the express understanding and condition that neither Elmhurst National Bank, individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or they or its or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this Deed or said Trust Agreement or any amendment thereto, or for injury to person or property happening in or about said real estate, any all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or at the election of the Trustee, in its own name, as Trustee of an express trust and not individually (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof). All persons and corporations whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed.

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

In Witness Whereof, the grantor S aforesaid have hereunto set their hands

and seal S this 25th day of April 19 88

Charles T. Walsh (SEAL) Joan F. Walsh (SEAL)
Jeffrey A. Kallay (SEAL) Jean A. Walsh-Kallay (SEAL)

State of Illinois
County of Cook

I, Louis E. Bellande, Jr. a Notary Public in and for Du Page County, in the state aforesaid, do hereby certify that Charles T. Walsh and Joan F. Walsh, husband and wife and Jeffrey A. Kallay and Jean A. Walsh-Kallay, husband and wife are

personally known to me to be the same person S whose name S are 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 notary seal this 25th day of April D. 19 88

Commission expires September 3, 1989

Please mail to
ELMHURST NATIONAL BANK
YORK STREET AT PARK AVENUE
ELMHURST, ILLINOIS 60126

1715 North Nordica
Chicago, Illinois 60635

For information only insert street address of described property

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This space for affixing Stickers and Revenue Stamps
This deed is exempt pursuant to Section 4 (e) of the Real Estate Transfer Tax Act.

UNOFFICIAL COPY

TRUST No. _____

DEED IN TRUST
(WARRANTY DEED)

TO
ILLINOIS REGIONAL BANK N.A., ELMHURST
~~ILLINOIS REGIONAL BANK N.A., ELMHURST~~
TRUSTEE

ILLINOIS REGIONAL BANK N.A., ELMHURST
~~ILLINOIS REGIONAL BANK N.A., ELMHURST~~
ELMHURST, ILLINOIS

FORM # 132

Property of Cook County Clerk's Office

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