

UNOFFICIAL COPY

NORTHBROOK, ILLINOIS 60062
1843 MILTON AVENUE
ATTORNEYS AT LAW
MCALLISTER & MCALLISTER
This instrument was prepared by:

15th day of April 1988

EDWIN M. KRAMMEN (SEAL)
Edwin M. Krammen

ADELAIDE A. KRAMMEN (SEAL)
Adelaide A. Krammen

MARGARET MARY KRAMMEN (SEAL)
Margaret Mary Krammen

After recording, please forward to:
NORTHBROOK, ILLINOIS 60062

In Witness Whereof, the grantor, hereunto set their hand and seals, this 15th day of April, 1988.

And the said grantor, 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 homesteads from sale on execution or otherwise.

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 note in the certificate of title or duplicate thereof, or memorial, the words "in trust" or "upon condition," or "with limitations," or words of similar import, in accordance with the statute in such cases made and provided.

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, dividends 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, dividends and proceeds thereof as aforesaid.

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 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, 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, (a) that at the time or the conveyance thereof the trust was executed in accordance with the trusts, conditions and limitations contained in this indenture and in said trust agreement or in some amendment thereto and binding upon all beneficiaries hereunder, (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument, and (d) that the conveyance made to a 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 his, his or their predecessor in trust.

TO HAVE AND TO HOLD the said premises with the aperturances, upon the trusts and for 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, alleys and to vacate any subdivision or part thereof, and to resubdivide said premises 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, sell 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 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, 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 easement 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.

Permanent Real Estate Index No. 04-17-109-017-0000

Lot 14 in Block 4 in Northbrook West being a subdivision of part of the West half of the North West quarter of Section 17, Township 42 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois
Commonly known as 1828 Prairie Avenue, Northbrook, Illinois 60062

as Trust Number 403, the following described real estate in the County of Cook

as Trustee under the provisions of a trust agreement dated the 15th day of April 1988 known

BANK OF NORTHBROOK, a national banking association, of 1300 Meadow, Northbrook, Illinois, its successor or successors

and other good and valuable consideration in hand paid, Convey and Warrant into FIRST NATIONAL

Ten & No/100 (\$10.00) Dollars.

of the County of Cook and the State of Illinois for and in consideration of

This Indenture Witnesseth, That the Grantor B. EDWIN M. KRAMMEN and ADELAIDE A. KRAMMEN, his wife, and MARGARET MARY KRAMMEN, a Spinster,

02496188

2 Adams

4-15-88

08196720

UNOFFICIAL COPY

STATE OF Illinois SS.
COUNTY OF Cook

HARL L. MC ALLISTER, JR.

Notary Public in and for said County, in the State aforesaid, do hereby certify that

EDWIN M. KRAMMEN and ADELAIDE A. KRAMMEN, his wife, and

MARGARET MARY KRAMMEN, a Spinster

personally known to me to be the same persons whose names 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 Notarial seal this

15th day of April A.D. 88

John C. McAllister, Jr.

Notary Public

88196720

Property of Cook County Clerk's Office

MAY--9--88 20666 8 88196720 - A -- Rec

12.00

9 MAY 88 2 3 03

Deed in Trust

WARRANTY DEED

ADDRESS OF PROPERTY

1828 Prairie Avenue
Northbrook, Illinois 60062



TO
FIRST NATIONAL BANK
OF NORTHBROOK
TRUSTEE

1300 Meadow Road
Northbrook, Illinois 60062

88196720

\$1200/88