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S 1169300

THIS INDENTURE WITNESSETH THAT THE GRANTOR, **ROBERT MORO AND DANKA MORO**, his wife of the County of **COOK** and State of **ILLINOIS**, for and in consideration of the sum of **TEN DOLLARS AND 00/100** Dollars (\$ **10.00**), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey and Warrant unto **AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO**, a national banking association whose address is **33 No. LaSalle Street, Chicago, Illinois**, as Trustee under the provisions of a certain Trust Agreement, dated the **8th** day of **APRIL**, 19 **88**, and known as Trust Number **105091-07**, the following described real estate in the County of **COOK** and State of **Illinois**, to wit:

**THE 31 AND THE NORTH 15 FEET OF LOT 30 IN BLOCK 1 IN ENGEL'S KENILWORTH AVENUE HIGHLANDS, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

P.I.N.: 10-17-451-041 UCC: 125

Prepared by:  
**KENNETH R. ROSENBERG**  
#20781  
7366 N. LINCOLN AVE. 60 (4)  
312-676-9555

TO HAVE AND TO HOLD the said real estate 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 lease, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys to vacate any subdivision or part thereof and to resubdivide said real estate as often as desired, to contract to sell, to grant options to purchase, to sell on any terms in writing either with or without consideration, to convey said real estate 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 said real estate, 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 lease 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 buy, lease 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 same, being the amount of present or future rentals to be exchanged for said real estate, 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 and to said real estate or any part thereof and to deal with said real estate 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, or any successor in trust, in relation to said real estate or to whom said real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said Trustee or any successor in trust, be obliged in any way by the application of any purchase money, rent or money borrowed or advanced on said real estate, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the authority, necessity or expediency of any act of said Trustee or be obliged or compelled 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, or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of every person, including the Registrar of Titles in said county, relying upon or claiming under any such conveyance, lease or other instrument, as if at the time of its delivery thereof the trust created by this indenture and by said Trust Agreement was in full force and effect; that such conveyance or other instrument was executed in accordance with the trust, conditions and limitations contained in this indenture and in said Trust Agreement or in all amendments thereof if any and binding upon all beneficiaries hereunder; and that said Trustee or any successor in trust was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and 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, power, authorities, duties and obligations of its life of their predecessors in trust.

This conveyance is made upon the express understanding and conditions that neither American National Bank and Trust Company of Chicago, individually or as Trustee, nor its agents or successors, or those of any person, 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, and all such liability shall 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 covered 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 in the name of the Trustee, in his 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 date for record of this deed.

The interest of each and every beneficiary hereunder and under said Trust Agreement and of all persons claiming under them or any of them, shall be only in the earnings, assets and proceeds arising from the sale of any other dispositions 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 earnings, assets and proceeds thereof as aforesaid, the intention hereby being to vest in said American National Bank and Trust Company of Chicago the entire legal and equitable title in fee simple, in and to all of the real estate above described.

If the title to any of the above real estate is now or hereafter registered, the Registrar of Titles is hereby directed not to register a 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 case made and provided.

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

In Witness Whereof, the grantor, aforesaid hereby sets hereunto set \_\_\_\_\_ and

seal this 28TH day of APRIL, 19 88  
Robert Moro (SEAL) DANKA MORO (SEAL)  
Robert Moro (SEAL) Danka Moro (SEAL)

STATE OF ILLINOIS PHILIP T. ROSENTHAL, a Notary Public in and for said County of COOK County, in the State aforesaid, do hereby certify that ROBERT MORO AND DANKA MORO HIS WIFE

personally known to me to be the same person, whose name 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 said real estate.

GIVEN under my hand and seal this 28th day of APRIL, A.D. 19 88  
PHILIP T. ROSENTHAL seal  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES 10/9/91  
Notary Public

American National Bank and Trust Company of Chicago  
Box 221

7227 N. Keystone Lincolnwood, Ill.  
For information only insert street address of above described property  
6646

STATE OF ILLINOIS  
88200832  
This space for affixing Riders and Revenue Stamp

Document Number

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COOK COUNTY RECORDER

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