

UNOFFICIAL COPY

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88298053

This Indenture Witnesseth, That the Grantor, JAMES O. CLAYTON, RICHARD J. JAHNS and THOMAS S. KLOBUCHER

of the County of Cook and the State of Illinois for and in consideration of TEN and no/100 Dollars

and other good and valuable considerations in hand paid, Convey and Quit claim unto the

Austin Bank of Chicago, 6400 West North Avenue, Chicago, Illinois, at Trustee under the provisions of a trust agreement dated the 17th day of May 19 88, and known as Trust Number 6437 the following described real estate in the County of Cook and

State of Illinois, to wit:

Lots 4 and 5 in Block 36 in Village of Ridgeland, a subdivision of the East 1/2 of the East 1/2 of Section 7, and the Northwest 1/4 and the West 1/2 of the Southwest 1/4 of Section 8, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Number: 16-08-123-029.

Commonly known as: 464 N. Austin Boulevard
Oak Park, Illinois 60302

88298053

This property is not subject to homestead rights.

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, grant options to purchase, to sell on any terms, to convey either with or without consideration, 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 leases to commence in present or in futuro, 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 of provisions thereof at any time or times hereafter, to contract and 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, 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 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.

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 upon 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, that at the time of 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 trusts, conditions and limitations 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.

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

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.

In Witness Whereof, the grantor s aforesaid have hereunto set their hand s and seal s this

22nd day of June 19 88
James O. Clayton (SEAL) Thomas S. Klobucher (SEAL)
Richard J. Jahns (SEAL)

MAIL TO: RICHARD A. MARTENS
180 N. LA SALLE ST. #1600
CHICAGO, IL 60601

EXEMPTION APPROVED
VILLAGE CLERK
VILLAGE OF OAK PARK

Exempt under provisions of Paragraph e, Section 4, Real Estate Transfer Tax Act.

SELLERS ATTEN!
RA Martens

BOX 108

TRUST No. _____

DEED IN TRUST

TO

AUSTIN BANK OF CHICAGO
TRUSTEE

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AUSTIN BANK OF CHICAGO

5645 W. LAKE ST., CHICAGO, ILLINOIS 60644-1997
6400 W. NORTH AVE., CHICAGO, ILLINOIS 60635-4099

OLDEST BANK WEST OF THE LOOP

Property of Cook County Clerk's Office

DEPT-01 RECORDING \$12.25
T#2222 TRAN 9452 07/07/88 12:05:00
#2555 # B * -88-298053
COOK COUNTY RECORDER

88298053

NOTARY PUBLIC

GIVEN under my hand and notarial seal this _____ day of July 6th A.D. 19 88
Richard A. Martens

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.

James O. Clayton, Richard J. Jahns and Thomas S. Klobucher

Richard A. Martens } s.s. STATE OF Illinois
COUNTY OF Cook