

(WARRANTY)

(The Above Space For Recorder's Use Only)

THIS INDENTURE WITNESSETH, that the Grantor, MICHAEL F. HERIGODT, a bachelor, 6229 Niagara, Chicago, Illinois of the County of Cook and State of Illinois, for and in consideration of the sum of TEN DOLLARS and zero cents Dollars, (\$ 10.00), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged. Convey S and Warranty S unto Gladstone-Norwood Trust & Savings Bank, an Illinois banking corporation of Chicago, Illinois, and duly authorized to accept and execute trusts within the State of Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 23 day of June, 1988 and known as Trust Number 1266, the following described real estate in the County of Cook and State of Illinois, to-wit:

(see attached)

P.I.N. #13-06-110-050-1012

TO HAVE AND TO HOLD the several estates 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 with respect to the real estate or any part or parts of it, and at any time or times to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to subdivide said real estate 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 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 encumber said real estate, or any part thereof, to lease said real estate, or any part thereof, from time to time, in possession or reversion, by leases to commence in the present or in the 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 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 in writing in the manner of fixing the amount of present or future rentals, to partition or to exchange said real estate, or any part thereof, for 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 appurtenant 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 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 to see to the application of any purchase money, rent or money borrowed or advanced on the trust property, or be obliged to see that the terms of the 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 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, or any successor in trust, in relation to said trust property 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 of the delivery thereof the trust created by this Deed and by said Trust Agreement was in full force and effect, (b) that such conveyance or other instrument was executed in accordance with the terms, conditions and limitations contained herein and in said Trust Agreement or in all amendments thereto, and, in hindering upon all beneficiaries hereunder, (c) 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 (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and see fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its, his or their predecessor in trust.

This conveyance is made upon the express understanding and condition that the Grantor, whether 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 and 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 as 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.

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, avails and proceeds arising from the sale or any other disposition of the trust property, 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 trust property as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid, this intention hereby being to vest in the Trustee the entire legal and equitable title in fee simple, in and to all of the trust property above described.

If the title to any of the trust property 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 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 aforesaid has S hereunto set his hand and seal this 15th day of July, 19 88

(Seal) M. F. Herigodt (Seal) MICHAEL F. HERIGODT, a bachelor (Seal)

STATE OF Illinois
COUNTY OF Cook

I, JOSEPH E. McMAHON, Notary Public in and for said County, in the State aforesaid, do hereby certify that MICHAEL F. HERIGODT, a bachelor personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his 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 15th day of July, 19 88
Commission expires 3 Sep 1988
Joseph E. McMahon NOTARY PUBLIC

Document Prepared By:
Dale W. Daemicke, Atty. at Law
2900 W. Peterson Ave.
Chicago, Ill. 60659
(312) 274-1400

ADDRESS OF PROPERTY:
6229 Niagara
Chicago, Illinois 60631

THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED

SEND SUBSEQUENT TAX BILLS TO
Gladstone-Norwood Trust Bank
5200 N. Central
Chicago, Ill. 60630



AFFIX "RIDERS" OR REVENUE STAMPS HERE

88328057

DOCUMENT NUMBER

UNOFFICIAL COPY

RETURN TO:

GLADSTONE-NORWOOD TRUST & SAVINGS BANK
135 NORTH CENTRAL AVENUE
CHICAGO ILLINOIS 60606
TELEPHONE 711-0400



TRUST NO. _____

DEED IN TRUST

(WARRANTY DEED)

TO _____

GLADSTONE-NORWOOD TRUST & SAVINGS BANK

Chicago, Illinois

TRUSTEE

Property of Cook County Clerk's Office

88-328057

DEPT-01
T#4444 TRAN 1085 07/25/88 14:26:00
#0355 # D *-88-328057
COOK COUNTY RECORDER

88328057

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE
JUL 25 1988
558.75

MAIL 00 13

Cook County
REAL ESTATE TRANSACTION TAX
STAMP JUL 20 00
9725

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
JUL 20 88
3725

026541
COOK COUNTY CLERK

UNOFFICIAL COPY

8 8 3 2 8 0 5 7

UNIT 112 AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL) THE WESTERLY 232.0 FEET (MEASURED ALONG THE NORTHERLY AND SOUTHERLY LINE) OF THE LOT 40; THE WESTERLY 300.00 FEET (MEASURED ALONG THE NORTHERLY AND SOUTHERLY LINE OF LOT 41; ALL OF LOT 42; ALL IN BLOCK 46 IN NORWOOD PARK, A SUBDIVISION OF THAT PART OF NORWOOD PARK, LYING NORTH AND EAST OF NORWOOD AVENUE, BEING ALL OF SECTION 6, TOWNSHIP 40, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT 30 ACRES IN THE NORTHEAST $\frac{1}{4}$ OF THE NORTHEAST $\frac{1}{4}$ NORTH OF RAND ROAD) AND PART OF SECTION 31, TOWNSHIP 41, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

ALSO

THAT PART OF LOTS 5 AND 6 WHICH LIES NORTHWESTERLY OF A LINE DRAWN FROM A POINT IN THE NORTHERLY LINE OF LOT 5 SAID POINT BEING 67.00 FEET SOUTHEASTERLY OF THE NORTHWESTERLY CORNER OF LOT 5, TO A POINT IN THE SOUTHERLY LINE OF SAID LOT 6, SAID POINT BEING 65.0 SOUTHEASTERLY OF THE SOUTHWESTERLY CORNER OF LOT 6, MEASURED ALONG THE SOUTHERLY LINE OF LOT 6, IN H. P. KELDER'S RESUBDIVISION OF LOTS 12 AND 17 INCLUSIVE, IN BLOCK 64 IN NORWOOD PARK, A SUBDIVISION IN SECTION 6, TOWNSHIP 40, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY FIRST BANK OF OAK PARK, A NATIONAL BANKING ASSOCIATION UNDER TRUST AGREEMENT DATED AUGUST 1, 1968 KNOWN AS TRUST NUMBER 8484 RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY ILLINOIS, AS DOCUMENT 22052942, TOGETHER WITH AN UNDIVIDED 2.008 PER CENT INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) IN COOK COUNTY, ILLINOIS.

Cook County Clerk's Office
88328057D

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2024-2025