

The above space for recorder's use only

Lot 15 in Commissioner's Subdivision of the East half of the South East Quarter of the North East quarter of Section 29, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

DEPT-01 RECORDING 143333 7609 10/06/89 12:48:00 #9180 # C *-89-476405 COOK COUNTY RECORDER

NSA476405

Commonly Known as: 2428 South Central Avenue Cicero, Illinois 60650
Permanent Index Number: 16-29-222-331

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 keep, 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 subdivide said property 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 a 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 said property, or any part thereof, to lease said property, or any part thereof, from time to time, in fee simple or otherwise, for leases to commence in the present or future, and upon any terms and for any period or periods of time, not exceeding in the case of any single duration 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 of the 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 or 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 which any interest therein 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 acquire title, or to execute any deed or instrument in connection therewith, or be obliged to acquiesce in the terms of said trust agreement; and every deed, trust deed, mortgage, lease or other instrument made or executed by said trustee in relation to said premises shall comply with the provisions in favor of any person relying upon a dealing under any such conveyance, lease or other instrument.

(a) That at the time of the delivery thereof the trust created by this instrument by and between the parties hereto shall be fully disclosed to all persons who may deal with said trustee, and

(b) That such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this instrument and in said trust agreement or in some amendment thereof and binding on all beneficiaries thereunder, (c) that said trustee was duly authorized and empowered to execute and deliver every said deed, trust deed, lease, mortgage or other instrument and (d) if the conveyance is made to a successor or successors in trust, that each 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 it, his or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be solely 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 estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

If the fee to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or to use 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 SI hereby expressly waive SI and release SI 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 ha VE hereunto set their hand & and seal this day of 19

John E. Ryan (Seal) Ruth A. Ryan (Seal)
JOHN E. RYAN (Seal) RUTH A. RYAN (Seal)

THIS INSTRUMENT PREPARED BY: J. FRANK DALY

State of Illinois } ss. I, the undersigned a Notary Public in and for said County, in
County of Cook } the state aforesaid, do hereby certify that JOHN E. RYAN and RUTH A. RYAN,
his wife, as joint tenants with right of survivorship.

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 use and purpose therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal this _____ 28th _____ day of _____ September _____ 19 89 _____

"OFFICIAL SEAL"
Carol Pratali
Notary Public, State of Illinois
My Commission Expires 1/9/93

I, Carol Dittell, Notary Public, do hereby certify that Carol Dittell is the true and correct copy of the original of this Birth day of September, 1989.

GRANTER'S ADDRESS:
FIRST NATIONAL BANK OF CICERO
6000 WEST CERMAK ROAD
CICERO, ILLINOIS 60550
(RECORDER'S BOX NO. 204)

2428 South Central Avenue
Cicero, Illinois 60650

For information only insert street address of
shown described property.

Exempt under provisions of Paragraph 5, Section 4,
Real Estate

Buyer, Seller, or Representative
Henry J. Crichton

9-28-89 Date

EXEMPT

TOWN OF CICERO

10/6/89

Discussion

1200

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Property of Cook County Clerk's Office

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