

# UNOFFICIAL COPY

THIS INDENTURE WITNESSETH, that the Grantors, HARRY J. WILLETT and CHERYL M. WILLETT, as joint tenants  
 of the County of COOK and State of Illinois for and in consideration  
 of Ten and no/100--- Dollars, and other good  
 and valuable considerations in hand paid, Convey and Warrant unto the MARQUETTE  
 NATIONAL BANK, a National Banking Association of 6316 S. Western Ave., Chicago, Illinois, as  
 Trustee under the provisions of a trust agreement dated the 26th day of October 1989  
 known as Trust Number 12155, the following described real estate in the County of  
 and State of Illinois, to-wit:

LOT 1 IN BLACK WALNUT TRAILS BEING A SUBDIVISION OF PART OF  
 THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 of SECTION 34,  
 TOWNSHIP 37 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL,  
 IN COOK COUNTY, ILLINOIS.

PIN: 23-34-100-039

Commonly known as: 1 Black Walnut Trail, Palos Park, IL 60464

**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 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 an obligation, 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, power, 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 possession or reversion, by leases to commence in present or future, and upon any terms and for any period, or periods of time, not exceeding in the case of any single lease the term of 198 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 leaving 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 easement or right 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 parts 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, 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, (a) that at the time of the delivery thereof the trust created by this indenture and by said trust agreement was in full force and effect, (b) 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 some amendment thereto, and binding upon all beneficiaries thereunder, (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 is 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 its, his or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under 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 "with limitations" or words of similar import, in accordance with the statute in such case made and provided.

And the said grantor, S, hereby expressly waives, 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 of otherwise

In Witness Whereof, the grantor, S, aforesaid has hereunto set his hand and seal this

HARRY J. WILLETT 27 day of October 1989 Cheryl M. Willett (Seal)  
HARRY J. WILLETT (Seal) CHERYL M. WILLETT (Seal)

Prepared By: TERRENCE A. SALIS, 7667 W. 95th St., #202, Hickory Hills, IL

State of ILLINOIS ss I, the undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby certify that HARRY J. WILLETT and CHERYL M. WILLETT, 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 the waiver of the right of homestead.

Given under my hand and notarial seal this 27 day of October 1989

Terrence A. Salis  
 Notary Public

FOR INFORMATION ONLY  
 INSERT STREET ADDRESS OF ABOVE  
 DESCRIBED PROPERTY HERE

FOR RECORDER'S USE ONLY

1 Black Walnut Trail  
 Palos Park, Illinois 60464

DEPT-01 RECORDING \$12.00  
 T#5555 TRAN 4814 11/02/89 10:14:00  
 #8559 # E \*-89-520642  
 COOK COUNTY RECORDER

DELIVERY INSTRUCTIONS

MARQUETTE NATIONAL BANK -  
 6316 South Western Avenue  
 CHICAGO, ILLINOIS 60636

OR  
 BOX 300

89520642

Buyer, Seller or Representative  
 Date  
 OCT 28 1989  
 Cheryl M. Willett  
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Property of Cook County Clerk's Office

89520642