

THIS INDENTURE WITNESSETH, THAT THE GRANTOR \_\_\_\_\_  
CHESTER L. BRONDER, widower,

of the County of Cook  
and State of Illinois for and in consideration of  
Ten (\$10.00) Dollars,  
and other good and valuable considerations in hand paid, receipt of which  
is hereby acknowledged, Convey S and Warrant S unto  
Metropolitan Bank

whose address is 2201 W. Cermak, Chicago, IL 60608

89050847

THE ABOVE SPACE FOR RECORDER'S USE ONLY

as Trustee under the provisions of a trust agreement dated the 15th  
day of December, 1988 known as Trust Number 1751  
(and in the event of the death, resignation, refusal or inability of the  
said grantee to act as said Trustee, then unto \_\_\_\_\_

as Successor in Trust with like powers, duties and authorities as are vested in the said grantee as such Trustee) the following  
described real estate in the County of Cook and State of Illinois, to-wit:

LOT 10 IN BLOCK 10 IN PARKER'S SUBDIVISION OF BLOCKS 7 AND 10 OF FRANK BAKER'S  
SUBDIVISION OF SOUTH EAST QUARTER OF SOUTH WEST QUARTER AND NORTH HALF OF SOUTH  
WEST QUARTER OF SOUTH WEST QUARTER OF SECTION 27, TOWNSHIP 39 NORTH, RANGE 13,  
EAST OF THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PIN. 16-27-311-023 Vol 578

Property Address: 3020 S Kenneth, Chicago, IL 60623

89050847

(Continue legal description on reverse side)

TO HAVE AND TO HOLD the said premises with the appurtenances thereunto upon the trusts and for the uses and purposes  
herein and in such 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 redivide 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 said premises or any part thereof to a successor or successors in trust and to grant to such a 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 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 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 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  
changes of any kind, to release, convey or assign any right, title or interest in or about or 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 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 trusts, conditions and limitations contained in this Indenture and in  
said trust agreement or in some amendment thereof 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) if 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 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 "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 ha \_\_\_\_\_ hereunto set \_\_\_\_\_ HIS \_\_\_\_\_ hand \_\_\_\_\_ and  
seal \_\_\_\_\_ this 31 day of JANUARY 1989

(SEAL) Chester L. Bronder (SEAL)

(SEAL) \_\_\_\_\_ (SEAL)

UNOFFICIAL COPY

Deed In Trust  
(WARRANTY DEED)

TRUSTEE

TO

Perfection Legal Forms & Printing Co., Rockford, Ill.

Property of Cook County Clerk's Office

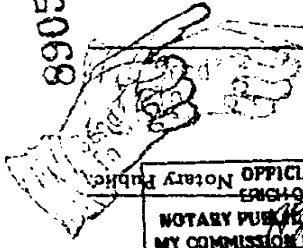
REAL ESTATE TRANSACTION TAX REVENUE

DEPT-01 RECORDING \$12.25  
142222 TRAN 3630 02/01/89 15:33:00  
#7274 #E \*-89-050847  
COOK COUNTY RECORDER

89050547

Mr. Gary Swansen  
c/o Villareal Estate  
3934 W. 26th Street  
Chicago, IL 60623  
This instrument was prepared by: Madelynn L. Brown, UAW-GM LEGAL SERVICES PLAN  
100 Tower Drive, Suite 215, Burr Ridge, IL 60521  
Whose Address is:

89050547



NOTARY PUBLIC STATE OF ILLINOIS  
COMMISSION EXPIRES 02/15/92

I, the undersigned, a Notary Public, in and for said County and State aforesaid, DO HEREBY CERTIFY THAT  
Chester L. Broder, a widower, whose name is subscribed to the foregoing instrument, as  
personally known to me to be the same person who 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 15 day of January 1989.

Return this document to:

Future Taxes to Grantee's Address ( ) OR to

STATE OF ILLINOIS }  
COOK COUNTY }  
SS