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DEED IN TRUST

COOK COUNTY, ILLINOIS
1989 JUN 26 PM 3:34

Form 101 Rev. 11-71

The above space for recorder's use only

1441234-7211267 dnm@all

THIS INDENTURE WITNESSETH, THAT THE GRANTOR, **David W. Zeunert, married to Petronella Zeunert** of the County of **Cook** and State of **Illinois**, for and in consideration of the sum of **Ten** Dollars (\$ **10.00**), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Conveys and Warrant unto **AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO**, a national banking association whose address is **33 No. LaSalle Street, Chicago, Illinois**, as Trustee under the provisions of a certain Trust Agreement, dated the **3rd** day of **May** 19**78**, and known as Trust Number **42882**, the following described real estate in the County of **Cook** and State of **Illinois**, to wit:

Lot 10 in Sim and D'Antin's Subdivision of Lots 14 to 19 with the South 63 feet of Lot 13 in North Addition to Chicago, in Section 33, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

address, **221 West Eugene Chicago, Illinois 60614**

P.I.N. 14-33-122-006

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THIS PROPERTY IS NOT HOMESTEAD PROPERTY

TO HAVE AND TO HOLD the said real estate 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 manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys to vacate any subdivision of part thereof, and to redivide said real estate as often as desired, to contract to sell, to grant options to purchase, to sell or otherwise dispose of, 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, to lease or otherwise encumber said real estate, or any part thereof, to grant said real estate, or any part thereof, from time to time, to invest or reinvest, by lease to commence in present, or in future and upon any terms and in any period or periods of time, not exceeding in the case of any single lease the term of 99 years, and to force or cause to be made upon any terms and in any period or periods of time and in accord, change or modify leases and the terms and conditions thereof at any time or times hereafter, to contract to make leases and to grant options to lease and options to lease and options to purchase the whole or any part of the real estate and to contract respecting the management and the amount of present or future rentals, to partition or to exchange said real estate, or any part thereof, for other real or personal property, to grant water rights 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 it would be lawful for any person owning the same, with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

In the 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 said real estate, or be obliged to see that the terms of this trust have been fulfilled 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 real estate shall be conclusive evidence in favor of every person including the Registrar of Titles of said county relying upon or claiming under any such conveyance, lease or other instrument, as that at the time of the delivery thereof the trust created by this instrument and by said Trust Agreement was in full force and effect, that such conveyance or other instrument was executed in accordance with the trusts, powers and limitations contained in this Indenture and in said Trust Agreement or in all amendments thereto if any, and binding upon all persons claiming thereunder, so that said Trustee, or any successor in trust, was duly authorized and empowered to execute and deliver every such deed, trust deed, mortgage, lease or other instrument and (if the conveyance is made to a successor or successors in trust) that such successor or successors in trust are bona fide purchasers and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of the said real estate or part thereof.

This conveyance is made upon the express understanding and conditions that neither American National Bank and Trust Company of Chicago, individually or as Trustee, nor its successor or successors in trust shall be liable for any personal liability or be subjected to any claim, judgment or decree for anything in or by or for 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 Indenture or Trust Agreement or any amendment thereto, or for injury to person or property happening in or about said real estate, any and all such liabilities 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 Trust beneficiaries under said Trust Agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or, at the direction of the Trustee, in his 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 whatsoever and whatsoever shall be charged with notice of this condition from the date of the filing or 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 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 earnings, avails and proceeds thereof as aforesaid, the intention herein being to vest in said American National Bank and Trust Company of Chicago the entire legal and equitable title in fee simple, in and to all of the real estate above described.

If the title to any of the above real estate is now or hereafter registered, the Registrar of Titles is hereby directed not to register or not to be 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 waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for exemption or homesteads from sale or otherwise.

In Witness Whereof, the grantor, aforesaid **David W. Zeunert** hereunto set his hand and seal, this **21st** day of **June** 19**89**

David W. Zeunert (SEAL)

STATE OF **Illinois**) I, **Virginia Zeitner**, a Notary Public in and for said
COUNTY OF **Cook**) County, in the State aforesaid, do hereby certify that **David W. Zeunert, married to Petronella Zeunert**

personally known to me to be the same person, whose name is **he** 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 seal this **21st** day of **June** A.D. 19**89**
Virginia Zeitner Notary Public

My commission expires **10 January 1990**
mead-to:
American National Bank and Trust Company of Chicago
Box 221

221 West Eugene Chicago, IL 60614
For information only insert street address of above described property.

Exempt under provisions of Paragraph 5, Section 4-102-2-B
 Real Estate Transfer Tax Act.
 Buyer, Seller or Representative
 Date 6-21-89

This space for affixing Riders and Revenue Stamps

Document Number 89289388

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