



WARRANTY DEED IN TRUST

June 30, 1989 DATE REGISTERED, ...

77-19-246 F-1 9737-81-67

THIS INDENTURE WITNESSETH, That the Grantor William E. Moeller Jr. married to GEORGEANN MOELLER

of the County of Walla Walla and State of Washington for and in consideration of TEN DOLLARS AND NO CENTS (\$10.00) Dollars, and other good and valuable considerations in hand paid, Conveys and Warrants unto the CHICAGO TITLE AND TRUST COMPANY, a corporation of Illinois, whose address is 111 West Washington Street, Chicago, Illinois 60602, as Trustee under the provisions of a trust agreement dated the 11th day of May 1989, known as Trust Number 1093147 the following described Real estate in the County of Cook and State of Illinois, to-wit:

Lots 1, 2 and 3 in Walker's Resubdivision of lots 8, 9, 10, 11 and 12 in block 2 in O.A. Bogues Subdivision of that part of the South East Quarter of the South East Quarter of Section 14, Township 38 North, Range 14, East of the Third Principal Meridian, lying west of the Illinois Central Railroad in Cook County, Illinois.

\*\*THIS IS NOT HOMESTEAD PROPERTY\*\* 6135-45 S. Dorchester 1409 E. 61st Place CHICAGO ILLINOIS 60637

1200

PERMANENT TAX NUMBER 20-10-410-001-0000 VOLUME NUMBER 250

TO HAVE AND TO HOLD the said premises with the appurtenances... Full power and authority is hereby granted to said trustee to improve, manage, protect and defend the said premises of any part thereof, to dedicate parks, streets, highways, alleys and to vacate any subdivision of part thereof, and to re-possess said property as often as desired, to contract to sell, to grant options to purchase, to sell or 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 successor or successors or 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, to possession or reversion, to lease to, to lease in present, in future, and upon any terms and for any term or periods of time not exceeding in the case of any single lease a term of 100 years, and to renew, to extend leases upon any terms and for any term or periods of time and to amend, change or modify leases and the terms and provisions thereof at any time or times hereafter, in 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 premises and to contract respecting the manner of using 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 encumbering 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 do in 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 any part of said premises of any part thereof shall be relieved, 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 execution 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, and 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, for that such conveyance or other instrument was executed in accordance with the trust's conditions and limitations contained in this indenture and said trust agreement, in some amended and binding upon all beneficiaries thereunder, that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and 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 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 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 the 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 provided.

And the said grantor hereby expressly waives and releases any and all rights of 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 hereunto set his hand and seal this 25th day of May, 1989

Signature of William E. Moeller Jr. (Seal) WILLIAM E. MOELLER JR. (Seal)

(Seal) (Seal) (Seal)

THIS INSTRUMENT WAS PREPARED BY Suzanne Kelly, attorney 300 N. State #4608 Chicago, Illinois 60610

State of Washington, County of Walla Walla, Louise Estes, a Notary Public in and for said County, on the state aforesaid, do hereby certify that William E. Moeller Jr.

personally known to me to be the same person, whose name is Louise Estes 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 25th day of May, 1989

Signature of Louise Estes (Seal) Louise Estes Notary Public

After recording return to: Box 533 (Cook County only) OR CHICAGO TITLE AND TRUST COMPANY 111 West Washington St./Chicago, Ill. 60602 Attention: Land Trust Department

1409 E. 61st Street 6135-45 S. Dorchester For information only, must state address of above listed property.

Section 4, Exempt under provisions of Paragraph Real Estate Transfer Tax Act. June 30, 1989 Date Buyer, Seller or Representative

89303017

Document Number

BOX 533

UNOFFICIAL COPY

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Property of Cook County Clerk's Office

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