

UNOFFICIAL COPY

DIEN IN TRUST
(ILLINOIS)

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TRAM 9759 08/24/89 14:25:00
#3934 # A * -89-396804
COOK COUNTY RECORDER

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTOR, Ann S. Olin, a single woman

89396804

of the County of Cook and State of Illinois
for and in consideration of Ten and No/100 (\$10.00)
Dollars, and other good and valuable considerations in hand paid,
Convey S. and (WARRANTS / QUIT CLAIMS) unto
Ann S. Olin, Unit 22-G-1440 North Lake Shore Drive,
Chicago, Illinois

(The Above Space For Recorder's Use Only)

(NAME AND ADDRESS OF GRANTEE)
as Trustee under the provisions of a trust agreement dated the 15th day of January, 1979, and known as The Ann S. Olin Revocable Trust
(hereinafter referred to as "said trustee," regardless of the number of trustees,) and unto all and every successor or successors in trust under said trust agreement, the following described real estate in the County of Cook and State of Illinois, to wit:

See Rider attached hereto and made a part hereof.

Permanent Real Estate Index Number(s): 17-03-103-028-1141

Address(es) of real estate: Unit 22-G-1440 North Lake Shore Drive, Chicago, Illinois

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 are hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof; to dedicate parks, streets, highways or alleys; to vacate any subdivision or part thereof, and to resubdivide 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 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 future, 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 all or 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 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 that 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, except 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 has hereunto set her hand and seal this 16th day of August, 1989.

(SEAL)

Ann S. Olin
Ann S. Olin

(SEAL)

State of Illinois, County of Cook
"OFFICIAL SEAL"
HOWARD D. LERMAN
Notary Public, State of Illinois
My Commission Expires 8/14/91

Cook, Ill. ss.
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Ann S. Olin, a single woman personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 official seal, this 16th day of August, 1989
Commission expires 8/14 1991
Howard D. Lerman
NOTARY PUBLIC

This instrument was prepared by Portes, Sharp, Herbat, Kravets & Fox, Ltd., 333 W. Wacker Drive, Suite 500, Chicago, Illinois 60606
(NAME AND ADDRESS)

*USE WARRANT OR QUIT CLAIMS AS PARTIES DESIRE

MAIL TO { Howard D. Lerman
Portes, Sharp, Herbat, Kravets & Fox) Ltd.
(Name)
333 West Wacker Drive, Suite 500
(Address)
Chicago, Illinois 60606
(City, State and Zip)
File No. 51400-00-001
RECORDER'S OFFICE BOX NO

SEND SUBSEQUENT TAX BILLS TO:
Ann S. Olin, as Trustee
(Name)
Unit 22G, 1440 N. Lake Shore Drive
(Address)
Chicago, Illinois 60610
(City, State and Zip)

8-16-89
Buyer, Seller or Beneficiary
Section 4
8-16-89
HERE
8-16-89
89396804

UNOFFICIAL COPY

Deed in Trust

TO

Property of Cook County Clerk's Office

89396504

GEORGE E. COLE
LEGAL FORMS

UNOFFICIAL COPY

RIDER TO DEED IN TRUST

Unit No. 22-G, as delineated upon Survey of the following described parcel of real property ("Parcel"):

Lot 14 (except the south 5 feet thereof), all of Lots 15, 16, 17, 18 and 19 and the South 20 feet of Lot 20 in Potter Palmer's resubdivision of Lots 1 to 22 inclusive in Block 4 in Catholic Bishop of Chicago's Lake Shore Drive addition to Chicago being a subdivision of the North 18.83 chains of fractional section 3, township 39 north, range 14 east of the third principal meridian, in Cook County, Illinois, which survey is attached as Exhibit "A" to Declaration of Condominium Ownership made by American National Bank and Trust Company of Chicago, as Trustee under Trust Agreement dated January 4, 1970, and known as Trust No. 29440, and recorded in the Office of the Recorder of Cook County, Illinois, together with an undivided percentage interest in said Parcel (excepting from said Parcel the property and space comprising all of the units thereof as defined and set forth in said Declaration and Survey), said Parcel being commonly known as 1440 North Lake Shore Drive, Chicago, Illinois.

Property of Cook County Clerk's Office
89396801