

UNOFFICIAL COPY

DEED IN TRUST
(ILLINOIS)

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90111901

THE GRANTOR, FRANCES R. BODWELL, a widow
not since remarried,

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,
Conveys and (WARRANT /QUITCLAIM) unto
JOANNE HOLCOMB, 13916 S. Clark, Riverdale, IL

90111901

(The Above Space For Recorder's Use Only)

(NAME AND ADDRESS OF GRANTEE)

as Trustee under the provisions of a ^{living} trust agreement dated the 31st day of January, 1990 and known as Trust
Number 006 (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:

LEGAL DESCRIPTION ATTACHED HERETO.

Permanent Real Estate Index Number(s): 24-12-216-027 (Lot 167 and 168) 24-12-216-026 (Lot 166)
Address(es) of real estate: 2640 W. 97th Place - Evergreen Park, IL 60642

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 of 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 and
premises of 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 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, to lease, 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 lease, to grant options to lease and options to renew leases and
options to purchase the whole or any part of the reversion and for or trust respecting the manner of living 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 appurtenant to said premises or any part thereof, and to
deal with said property and every part thereof in all other ways and for all 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 witness whereof, 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 of a verification of any act of said trustee, or be obliged 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, and 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 to some amendment thereof, and binding upon all beneficiaries thereunder, to the effect 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 us, 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 in the Registrar of Titles is hereby directed not to register or note in the
certificate of title or duplicate thereof, or memorial, the word "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 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 aforesaid has hereunto set her hand and seal this 7th day of March, 1990

(SEAL) Frances R. Bodwell (SEAL)
Frances R. Bodwell

State of Illinois, County of Cook
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY
CERTIFY that FRANCES R. BODWELL, widow not since remarried,

personally known to me to be the same person whose name is subscribed to the
going instrument, appeared before me this day in person, and acknowledged that she signed, free and voluntary act, for the uses and purposes
set forth, including the release and waiver of the right of homestead.

My Commission Expires 10/18/90
Given under my hand and official seal this 7th day of March, 1990

Commission Expires
NOTARY PUBLIC

This instrument was prepared by Ronald E. Campbell, Attorney at Law, 3101 West 95th Street
Evergreen Park, IL 60642

USE WARRANT OR QUIT CLAIM AS PARTIES DESIRE.

MAIL TO: OZINGA, LEPORE, CAMPBELL & LORD
3101 W 95th STREET
EVERGREEN PARK, ILLINOIS 60642
422-0030
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
Frances R. Bodwell
(Name)
2640 W. 97th Place
(Address)
Evergreen Park, IL 60642
(City, State and Zip)

APPROPRIATE RIDERS OR INSTRUMENT STAMPS HEREON
AFFIX HERE
STATE TRANSFER TAX
Date 3-7-90
Example under provisions of Paragraph Section 3, Book 11 of the Transfer Tax Act

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Deed in Trust

To

GEORGE E. COLE,
LEGAL FORMS

10641901

Property of Cook County Clerk's Office

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9 - 1 - 2011

Lot 166, Lot 167 and the West half (1/2) of Lot 168 in Frank De Lugach Beverly Vista Subdivision, being a subdivision in the North East quarter (1/4) of Section 12, Township 37 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

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2011-1903

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