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WARRANTY DEED IN TRUST
THIS DOCUMENT PREPARED BY
GEORGE F. LA FORTE, Attorney
4747 Lincoln Mall Drive
Suite 601
Matteson, Illinois 60443
708 747 1770

(The above space for Recorder's use only)

THIS INDENTURE WITNESSETH, That the Grantor JOHN VAN GENNEP, divorced and 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 Warrants unto the BEVERLY TRUST COMPANY, an Illinois corporation, as Trustee under the provisions of a Trust Agreement dated the eleventh day of May, 19 90, known as Trust Number 74-2017, the following described real estate in the County of and State of Illinois, to-wit:

LOT 246 AND WEST HALF OF LOT 245 IN TOEPFER'S THORNWOOD SUBDIVISION A SUBDIVISION OF THE NORTH THREE QUARTERS OF WEST HALF OF SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN EXCEPT THEREFROM THAT PART CONVEYED TO THE COUNTY OF COOK BY DEED DATED AUGUST 8, 1944 AND RECORDED SEPTEMBER 26, 1944 IN BOOK 39325 PAGE 533 AS DOCUMENT 13363699 ACCORDING TO THE PLAT THEREOF RECORDED MAY 8, 1956 AS DOCUMENT 16573860 IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Tax Identification Numbers 29-27-406-028 (Lot 245)
29-27-406-025 (Lot 246)

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trust 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 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 resubdivide said property as often as he deems it expedient, 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 leaves to commence in present or future, and upon any term and for any period or periods of time, not exceeding in the case of any single lease the term of 99 years, and to renew or extend leases upon any term and for any period or periods of time, not exceeding in the case of any single lease the term of 99 years, and 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 premises or any part thereof, to grant easements 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 such other considerations as a 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 in time 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, 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, lease, deed, mortgage, lease or other instrument executed by said trustee in relation to said premises shall be conclusive evidence in favor of every person relying upon such claim and under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof the trustee acted 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 terms, conditions and limitations contained in this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries hereunder, (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, lease, deed, mortgage or other instrument and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors were duly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of the trustee in their preference in time.

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, assets 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, assets 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 issue a 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 that behalf 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 the exemption of home-deeds from sale on execution or otherwise.

In Witness Whereof, the grantor hereunto set his hand and seal this 11th day of May, 1990.
(Seal) John Van Gennep (Seal)
(Seal) John Van Gennep (Seal)

State of Illinois George F. LaForte, Notary Public in and for said County, in County of Cook do hereby certify that John Van Gennep, divorced and not since remarried

personally known to me to be the same person, is 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.

"OFFICIAL SEAL"
GEORGE F. LaFORTE
Notary Public, State of Illinois
My Commission Expires 8/31/93

11th day of May 1990
George F. LaForte
Notary Public

Beverly Trust Company
TRUST AND FINANCIAL SERVICES

71 Arrowhead Drive
Thornton, IL 60476

For information only insert above described property in the space provided below.

Recorder from DuSoye Graphs & Printing Chicago 317 292-6681 102 4074

THIS SPACE FOR ATTORNEY'S AND REVENUE STAMPS

NO TAXABLE CONSIDERATION - EXCEPT

PURSUANT TO ILL. TRANS. TAX ACT

& COOK COUNTY ORDINANCES

By Attorney

Document Number

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Property of Cook County Clerk's Office

• DEPT-01 RECORDING #13.2
• T57777 TEAM 4336 05/29/90 10:54:00
• #3302 ÷ F *-90-247713
• COOK COUNTY RECORDER

90247713

Return To:

George F. La Forte
Attorney At Law
4747 W. Lincoln Mall Drive
Matteson, Illinois 60443

