

UNOFFICIAL COPY

DEED IN TRUST

(QUIT CLAIM)

919,113,000

(The Above Space For Recorder's Use Only)

THIS INDENTURE WITNESSETH, that the Grantor Sharon K. Crowley, Divorced and not since remarried, of the County of Cook and State of Illinois, for and in consideration of the sum of Ten and no hundreds Dollars, (\$ 10.00) in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey S and Quit Claim S unto Capitol Bank and Trust, an Illinois banking corporation whose address is 4801 West Fullerton, Chicago, Illinois, and duly authorized to accept and execute trusts within the State of Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 7th day of Nov. 19 86, and known as Trust Number 1165, the following described real estate in the County of Cook and State of Illinois, to-wit:

Lots 93, 94, 95 and 96 in J. W. Hambleton's Subdivision of Block 6 in Johnston's Subdivision of East 1/2 of the Southeast 1/4 of Section 36, Township 40 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

P.I.N.: 13-36-422-023-0000 EXEMPT UNDER PROVISIONS OF CAPITOL BANK AND TRUST PARAGRAPH E, SECTION 4, REAL AS TRUSTEE UNDER TRUST NO. 1165 ESTATE TRANSFER ACT.

DATE 9/26/86 BY Sharon K. Crowley Sr. Vice President & Trust Officer

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 with respect to the real estate or any part or parts of it, and at any time or times to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to resubdivide said real estate as often as desired, to contract to sell, to grant options to purchase, to sell or lease terms, 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, pledge or otherwise encumber said real estate, or any part thereof, to lease said real estate, or any part thereof, from time to time, in possession or reversion, by lease to commence in the present or in the future and upon any terms and for any period or periods of time not exceeding the term 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 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 to sell (upon the manner of fixing the amount of present or future rental, to partition or to exchange said real estate, or any part thereof, for other real or personal property, to grant easements in charge of any land, to release, convey or assign any right, title or interest in or about or appurtenant to said real estate in any part thereof, and to deal with said real estate and every part thereof in all other ways and for such other considerations as 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, 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 the trust property, he being obliged to see that the terms of the trust have been complied with, or he shall be obliged to insure such property, or to exercise any of any act of said Trustee, or be obliged or presumed to inquire into any of the terms of said Trust Agreement, and every deed, mortgage, lease or other instrument executed by said Trustee, or any successor in trust, in relation to said trust property, shall be conclusive evidence in favor of every person relying upon its validity under any such conveyance, lease, mortgage or other instrument, and that as the time of the delivery thereof the trust created by this deed and by said Trust Agreement was in full force and effect, that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained herein, and in said Trust Agreement and in all amendments thereof, if any, and is binding upon all beneficiaries hereunder, in this and Trustee, or any successor in trust, was duly authorized and empowered to execute and deliver the same, and that such conveyance, lease, mortgage or other instrument, and if it be the case, was made in a trade or commerce or for the purpose of such success or successors in trust, has been properly appointed and is fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its, his or her predecessor in trust.

This conveyance is made upon the express understanding and condition that the grantee, either individually or as Trustee, nor its successors or assigns in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or they or 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 deed or said Trust Agreement or any amendments thereto, or for injury to person or property happening in or about said real estate, any and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or interest due by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement as their attorney in fact, hereby expressly appointed for such purpose, or at the direction of the Trustee, in its own name, or 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 to the said trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof). All persons and corporations whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing for 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 the trust property, 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 trust property as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid, the intention hereof being to vest in the Trustee the entire legal and equitable title in fee simple, in and to all of the trust property above described.

If the title to any of the trust property is now or hereafter registered, the Registrar of Titles is hereby directed not to issue a deed 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 nature 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 an order 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 26th day of September 19 86

[Seal]

Sharon K. Crowley SHARON K. CROWLEY

[Seal]

STATE OF ILLINOIS COUNTY OF COOK

I, Victoria J. Klobukowski

a Notary Public in and for said County, in the State aforesaid, do hereby certify that Sharon K. Crowley, Divorced and not since remarried

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 Notarial Seal this 26th day of September 19 86.

Commission expires November 10, 19 92

Victoria J. Klobukowski NOTARY PUBLIC

MAIL TO: TRUST DEPT. Capitol Bank and Trust 4801 W. Fullerton Chicago, IL 60639

ADDRESS OF PROPERTY: 1750 North Campbell Chicago, Illinois 60647

THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED.

SEND SUBSEQUENT TAX BILLS TO:

(Name)

(Address)

Document Prepared By:

APPR. RIDERS' OR REVENUE STAMPS HERE

919113000

DOCUMENT NUMBER

1350

UNOFFICIAL COPY

RETURN TO: Capital Bank and Trust
4801 South Parkman
Chicago, Illinois 60630

TRUST NO. _____

DEED IN TRUST

(NOT CLERK DEED)

TO

**CAPITOL BANK
AND TRUST**
1200 W. Fullerton • Chicago, Illinois 60639 • (312) 622-7100
Member FDIC

TRUSTEE

Property of Cook County Clerk's Office

009 15:09
15:09:00
2016-11-20 15:09:00
\$13.50

01/21/1976