

DEED IN TRUST

THIS INDENTURE WITNESSETH, THAT THE GRANTOR, THERESA B. HAJEK, of the City of Berwyn, County of Cook and State of Illinois, for and in consideration of the sum of Ten and no/100th Dollars (\$10.00), in hand paid, and of other good and valuable consideration, receipt of which is hereby duly acknowledged, Conveys and Quit-Claims unto THERESA B. HAJEK of Berwyn, Illinois, as Trustee under the provisions of the Declaration of Trust, dated the 20<sup>th</sup> day of March, 1991, the following described real estate in the County of Cook, City of Berwyn and State of Illinois, to wit:

AN UNDIVIDED ONE-HALF (1/2) INTEREST IN AND TO THE SOUTH 3 FEET OF LOT ONE (1) AND ALL OF LOT TWO (2) IN BLOCK NINE (9) IN WALTER G. MCINTOSH METROPOLITAN ELEVATED SUBDIVISION, A SUBDIVISION OF THE SOUTH EAST QUARTER (S.E.1/4) OF SECTION NINETEEN (19), TOWNSHIP THIRTY NINE (39) NORTH, RANGE THIRTEEN (13), EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Permanent real estate index number: 16-19-408-042

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 Declaration of Trust set forth.

Full power and authority is hereby granted to said Trustee to improve, manage, protect and subdivide said real estate or any part thereof, to contract to sell, to grant options to purchase, to sell on any 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 leases to commence in praesenti or in futuro, and upon any terms and for any period or periods of time, and to deal with said real estate and every part thereof in all other ways and for such other consideration 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 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 said real estate, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the authority, necessity or expediency of any act of said Trustee, or be obliged or privileged to inquire into any of the terms of said Declaration of Trust; and every deed, trust deed, mortgage, lease or other instrument executed by said Trustee, or any successor in trust, 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 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, and binding upon all beneficiaries thereunder, and

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**UNOFFICIAL COPY**

4/8/91  
Date

Theresa B. Hajek  
Buyer, Seller or Representative

(c) that said Trustee or any successor in trust, were duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument.

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 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, the intention hereof being to vest in said Trustees the entire legal and equitable title in fee simple, in and to all of the real estate above described.

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 homesteads from sale on execution or otherwise.

IN WITNESS WHEREOF, the grantor aforesaid has hereunto set his hand and seal this 20<sup>th</sup> day of March, 1991.

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Theresa B. Hajek (SEAL)  
THERESA B. HAJEK

: DEPT-01 RECORDING \$13.29  
: T#4444 TRAN 2957 04/02/91 10:02:00  
: #5370 # D \*-91-156710  
: COOK COUNTY RECORDER

STATE OF ILLINOIS )  
                          ) SS  
COUNTY OF DuPAGE )

I, ROBERT C. HULTQUIST, a Notary Public in and for said County, in the state aforesaid, do hereby certify that THERESA B. HAJEK 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 20<sup>th</sup> day of March, A.D., 1991.

Robert C. Hultquist  
Notary Public

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ADDRESS OF PROPERTY:  
1806 South Euclid Avenue  
Berwyn, Illinois 60402



THIS DEED PREPARED BY:  
Robert C. Hultquist, Esq.  
Carney & Hultquist, Chartered  
4913 Main Street  
Downers Grove, IL 60515  
708/969-2300

THIS TRANSACTION IS EXEMPT UNDER PARAGRAPH 7d  
OF THE BERWYN CITY CODE SEC 18-38 AS A REAL ESTATE  
TRANSACTION. DATE 4-3-91 TELLER A.S.

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