

DEED IN TRUST

The above space for recorder's use only

THIS INDENTURE WITNESSETH, THAT THE GRANTOR,

ROAKE T. MOUNTS and PATRICIA MOUNTS, his wife

of the County of Cook and State of Illinois for and in consideration

of the sum of Ten and no/100ths Dollars (\$ 10.00),

in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged. Convey and

Warrant unto BRIDGEVIEW BANK AND TRUST COMPANY, an Illinois Corporation as Trustee under the provisions of a

certain Trust Agreement, dated the 18th day of June, 1991, and known as Trust Number 1-1974,

the following described real estate in the County of Cook and State of Illinois, to-wit:

Lot 2 in Drab's Subdivision of Lot 15 in Daniel Kandich's 70th Street Gardens, a Subdivision of the East 1/2 of the West 1/2 of the East 1/2 of the Northwest 1/4 of Section 31, Township 38 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois. #\*

Commonly Known As: 6040 South New England, Burbank, Illinois 60459

P.L.N. 19-91-116-026-0000

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 to improve, protect and subdivide said real estate in any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to sell, lease, convey, mortgage, pledge or otherwise encumber said real estate, or any part thereof, 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 the title, estate, powers and authorities vested in said Trustee, to donate, to give, 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 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, 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 real estate, 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 real estate or any part thereof, and to deal with said real estate 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, 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 deed 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 Trust Agreement and every deed, this 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 party, including the Registrar of Titles of said county, 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 all amendments thereof, if any, and binding upon all beneficiaries thereunder, (c) that said Trustee, or any successor in trust, was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and (d) of 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.

This conveyance is made upon the express understanding and conditions that neither Bridgeview Bank and Trust Company individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for any act or thing done or omitted to be done by or for them or their agents or attorneys in connection with the execution of this deed, mortgage, lease or other instrument, 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 earnings, avails and proceeds thereof as aforesaid, the intention hereof being to vest in said Bridgeview Bank and Trust Company the entire legal and equitable title in fee simple in and to all of the real estate above described.

The interest of each and every beneficiary hereunder and under said Trust Agreement and of all persons claiming under the will 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 earnings, avails and proceeds thereof as aforesaid, the intention hereof being to vest in said Bridgeview Bank and Trust Company the entire legal and equitable title in fee simple in and to all of the real estate above described.

If the title to any of the above real estate 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 statutes 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 any and all statutes of the State of Illinois, providing for exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor S. Roake T. Mounts and Patricia Mounts their hand and seal this 18th day of June 1991.

X Roake T. Mounts (SEAL) X Patricia Mounts (SEAL)
Roake T. Mounts (SEAL) Patricia Mounts (SEAL)

STATE OF Illinois the undersigned a Notary Public and for said County of Cook County, in the State aforesaid, do hereby certify that ROAKE T. MOUNTS and PATRICIA MOUNTS, his wife

personally known to me to be the same person S. whose name S. are subscribed to the foregoing instrument appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their 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 18th day of June A.D. 1991

Lidia Marinca Notary Public

My commission expires

GRANTEE:

BRIDGEVIEW BANK AND TRUST COMPANY
7940 South Harlem Avenue - Box 206
Bridgeview, Illinois 60455

This Instrument was prepared by Lidia Marinca
Bridgeview Bank & Trust Company
7940 South Harlem Ave.
Bridgeview, IL 60455

Exempt under provisions of paragraph E, section 4, Real Estate Transfer Tax Act

06-20-91 Freda... Buyer, Seller or Representative Date

This space for affixing buyers and Revenue Stamp

Document Number

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