

UNOFFICIAL COPY

DEED IN TRUST

The above space for recorder's use only

Form 121 (Rev. 11-71)

THIS INDENTURE WITNESSETH, THAT THE GRANTOR, AILE G. YAO, DIVORCED AND NOT SINCE RE-MARRIED of the County of COOK and State of ILL, for and in consideration of the sum of TEN 00/100 Dollars (\$ 10.00), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey and Warranty unto AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a national banking association whose address is 33 No. LaSalle Street, Chicago, Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 9th day of Sept 1991, and known as Trust Number 114506-08 the following described real estate in the County of _____ and State of Illinois, to wit:

Lot 31 in Block 34, In Frederick H. Bartlett's Greater Calumet Subdivision Of Chicago, Being Part Of The South Half Of Section 20, Township 37 North, Range 14, East Of The Third Principal Meridian In Cook County, Illinois.

CKA 11624 S. Ash Ave - Cko IL 60643

PTN: 25 20 406-029

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DEPT-01 RECORDING \$25.00
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COOK COUNTY RECORDER

TO HAVE AND TO HOLD the said real estate with the appurtenances and 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, locate, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys to public use, to subdivide said real estate as often as desired, to contract to sell in great or small lots, to purchase or to sell on any terms, to convey 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, 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 lease 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 make leases and to grant options to lease and options to purchase, to purchase the whole or any part of the fee estate and to contract respecting the manner of its use for 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, transferred 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 Trust Agreement, 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, including the Registrar of Titles of any county, 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 compliance with the terms, conditions and limitations contained in this indenture and in said Trust Agreement, or in all amendments hereof, if any, and binding upon all beneficiaries hereunder, and 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 all if 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, right, powers, authorities, duties and obligations of the life or their predecessors in trust.

This conveyance is made upon the express understanding and conditions that neither American National Bank and Trust Company of Chicago, individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or charge for anything if 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 hereof, or for injury to persons 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 entered into by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiary under said Trust Agreement or its attorney in fact, hereby lawfully appointed for such purposes, or at the direction of the Trustee, in its own name as Trustee, or as express trust, and not individually and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof. All persons and corporations whatsoever 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, rents 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 in said real estate as such, but only an interest in such earnings and proceeds thereof as aforesaid, the intention hereof being to vest in said American National Bank and Trust Company of Chicago the entire legal and equitable title in fee simple, in and to all of the above real estate in trust or hereafter registered, the Registrar of Titles is hereby directed not to register or note the certificate of title or duplicate thereof, or otherwise, the words "in trust," or upon condition, or "with limitations," or words of similar import, in accordance with the statute in such case made and provided.

If the title to any of the above real estate is trust or hereafter registered, the Registrar of Titles is hereby directed not to register or note the certificate of title or duplicate thereof, or otherwise, the words "in 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, and any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for exemption or homesteads from sale on execution of a judgment.

In Witness Whereof, the grantor, Ailesy Yao aforesaid has hereunto set her hand, and seal, this 9th day of Sept, 1991.

(SEAL) Ailesy Yao (SEAL)
(SEAL) (SEAL)

STATE OF ILL County of COOK, Gwendolyn Permelma a Notary Public in and for said County, in the State aforesaid, do hereby certify that AILE G. YAO

personally known to me to be the same person whose name _____ subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that _____ signed, sealed and delivered the said instrument as _____ free and voluntary _____ and _____

GIVEN under my hand and seal this 9th day of Sept, 1991.
Gwendolyn Permelma
Notary Public, State of Illinois
My Commission Expires 02/17/93

American National Bank and Trust Company of Chicago
Box 221

11624 S. Ash Ave
For information only insert street address of above described property.

80-995-08
111

This space for affixing Riders and Revenue Stamp

Document Number

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STATEMENT BY GRANTOR AND GRANTEE

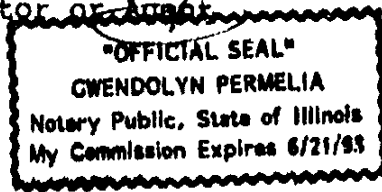
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 9-3, 1992 Signature: _____

Alex G. York
Grantor or Agent

Subscribed and sworn to before me by the said _____ this 3rd day of SEPT, 1992.

Notary Public _____



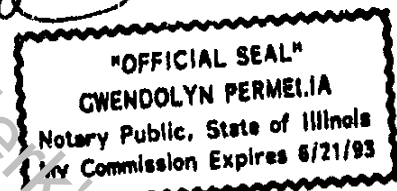
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 9-3, 1992 Signature: _____

[Signature]
Grantee or Agent

Subscribed and sworn to before me by the said _____ this 3rd day of SEPT, 1992.

Notary Public _____



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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