

DEED IN TRUST
(ILLINOIS)

COOK
CO. NO. 018

210425

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STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
1365.00

FI-74044336
Adams

THE GRANTOR LOUISE AUSIRIAN KEMPE, as Trustee of the
LOUISE AUSIRIAN KEMPE TRUST NUMBER 1, dated November 16, 1970

of the County of Cook and State of Illinois
for and in consideration of Ten and no/100

Dollars, and other good and valuable considerations in hand paid. **

Conveys and (WARRANTS) ~~conveys~~ unto
(** SEE OTHER SIDE) ELAINE S. FREEHLING TRUST DATED OCTOBER 4,
1986 AS AMENDED AND RESTATED, 1350 South Sunview Lane,
Winnetka, Illinois 60093 * ELAINE S. FREEHLING as Trustee of The Above Space For Recorder's Use Only
(NAME AND ADDRESS OF GRANTEE)

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under the provisions of a trust agreement dated the 4th day of October, 1986, and known as ~~THE ELAINE FREEHLING TRUST~~
hereinafter referred to as "said trustee," regardless of the number of trustees, and unto all and every successor or
successors in trust under said trust agreement, the following described real estate in the County of Cook and State of
Illinois, to wit:
SEE OTHER SIDE FOR LEGAL DESCRIPTION

Permanent Real Estate Index Number(s): 05-17-412-058-1047

Address(es) of real estate: Unit 314, 660 Winnetka Mews, Winnetka, Illinois 60093

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said
trust agreement set forth.

Full power and authority are hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part
thereof; to dedicate parks, streets, highways or alleys; to create any subdivision or part thereof, and to resubdivide said property as often as
desired; to contract to sell; to grant options to purchase; or 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 leases 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 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 respecting the manner of fixing the amount of present or future
rentals; to partition or to exchange said property, 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 case, 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 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 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 or 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, trust deed, mortgage, lease or other instrument executed by said trustee 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 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 some amendment thereof and binding upon all beneficiaries thereunder; (c) that said trustee was duly authorized and
empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument; and (d) 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, rights, powers, authorities, duties and obligations of its, his or their predecessor in trust.

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, avails 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, avails 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 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 statute 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 the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor aforesaid has hereunto set hand and seal this 25th day of November, 1992

LOUISE AUSIRIAN KEMPE, as Trustee aforesaid (SEAL)

State of Illinois, County of Cook ss.
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY
CERTIFY that LOUISE AUSIRIAN KEMPE, as Trustee aforesaid
whose name is subscribed to the
personally known to me to be the same person, and who is
NOTARIES PUBLIC, STATE OF ILLINOIS, 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
MY COMMISSION EXP: set forth, including the release and waiver of the right of homestead, as such Trustee

Given under my hand and official seal, this 25th day of November, 1992

Commission expires 19 Notary Public

This instrument was prepared by Bruce T. Bauer, Grossman and Friedman, Top Prudential Plaza, Suite 850
180 North Stetson, Chicago, Illinois 60601-6712

*USE WARRANT OR QUIT CLAIM AS PARTIES DESIRE

MAIL TO: Debbie Rodakovich
Rope Ballard (Name)
69 W. Washington St., Ste 3200 (Address)
Chicago, IL 60602 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO: Willard Freshling
1350 South Sunview Lane (Name)
Winnetka, IL 60093 (Address)
(City, State and Zip)

BOX 333

UNOFFICIAL COPY

LOUISE AUSTRIAN KEMPE TRUST NO. 1

LAINE S. FRESHLING TRUST

Deed in Trust

GEORGE E. COLE
LEGAL FORMS

** receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor as said Trustee and of every other power and authority the Grantor hereunto enabling

LEGAL DESCRIPTION

UNIT 314 IN WINNETKA MEWS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 52, 53, 54, 55, 56, 57 AND 58 (EXCEPT STREETS) AND LOT 59 IN COUNTY CLERK'S DIVISION OF PART OF THE SOUTH EAST 1/4 OF SECTION 17, TOWNSHIP 42 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF THE RAILROAD,

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 86330975 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

SUBJECT TO: (a) covenants, conditions and restrictions of record; (b) terms, provisions, covenants and conditions of the Declaration of Condominium and all amendments, if any, thereto; (c) public and utility easements, including and easements established by or implied from the Declaration of Condominium or amendments thereto, if any, and roads and highways, if any; (d) party wall rights and agreements, if any; (e) limitations and conditions imposed by the Condominium Property Act; (f) general real estate taxes for 1992 and subsequent years; and (g) installments due after the date of closing and assessments established pursuant to the Declaration of Condominium.

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ILLINOIS

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