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193161004



WARRANTY DEED IN TRUST

COOK COUNTY, ILLINOIS  
FILED FOR RECORD

93 MAR -3 PM 1:27

93161004

THIS INDENTURE WITNESSETH, That the Grantor **LEDORA WILLIAMS, DIVORCED**  
AND NOT SINCE REMARRIED

of the County of **COOK** and State of **ILLINOIS** for and in consideration  
of **TEN (10)** Dollars, and other good  
and valuable considerations in hand paid, Conveys and Warrants unto the **CHICAGO TITLE AND TRUST COMPANY**, a corporation of Illinois, whose address is 171 North Clark Street, Chicago, Illinois 60661-3294, as Trustee under the provisions of a trust agreement dated the **25th** day of **February** 1993, known as Trust Number **1097164** the following described Real estate in the County of **COOK** and State of Illinois, to wit:

LOT 1 IN BARNARDS CONSOLIDATION NUMBER 2 OF LOTS 25 AND 26 IN BLOCK 16 IN FLOSSMOOR HIGHLANDS A SUBDIVISION OF THE WEST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 2, TOWNSHIP 35 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN TOGETHER WITH THE EAST 1/2 OF THE VACATED 20 FEET ALLEY LYING WEST OF AND ADJOINING TO SAID LOTS 25 AND 26 IN COOK COUNTY, ILLINOIS WHICH PLAT OF CONSOLIDATION WAS RECORDED AS DOCUMENT NUMBER 23492602.

23-

PERMANENT TAX NUMBER: **31-02-300-054**

VOLUME NUMBER: **178**

TO HAVE AND TO HOLD the said premises with the appurtenances... Full power and authority is hereby granted to said trustee to improve, mortgage, purchase and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to locate any subdivision or part thereof, and to result in said property as often as desired, to contract to sell, to grant options to purchase, to 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 fee simple or for a term, by lease to commence in the present or 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 renew, leases and options to purchase the whole or any part thereof, and to contract respecting the manner of fixing the amount of present or future rents, 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 easement appurtenant to said premises or any part thereof, and to deal with said property and every part thereof in all other ways and in such manner and under such authority as would be lawful for any person owning the same to deal with the same, whether similar or different from the ways above specified, at any time or times hereafter.

In the 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 require into the necessary records 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 trust conditions and limitations contained in this indenture and in said trust agreement or in some instrument in force 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) that 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, her or their predecessor or 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 above said.

If the sale to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or to 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, surrenders 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, **LEDORA WILLIAMS**, heretofore and hereunto called, has hereunto set her hand and seal this **23rd** day of **February**, 19**93**.

*LEDORA WILLIAMS* (Seal)  
**LEDORA WILLIAMS** (Seal)

(Seal)  
(Seal)

THIS INSTRUMENT WAS PREPARED BY:  
**JOHN J. MAZZORANA**  
**4747 Lincoln Mall Dr. #601**  
**Matteson, Il. 60443**

State of **ILLINOIS** County of **COOK** JOHN J. MAZZORANA, a Notary Public in and for said County, of the state aforesaid, do hereby certify that **LEDORA WILLIAMS, DIVORCED** AND NOT SINCE REMARRIED

personally known to me to be the same person whose name is **IS SHE** subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that

**OFFICIAL SEAL** of **JOHN J. MAZZORANA**, Notary Public, State of Illinois, Commission Expires **3/13/93**  
I have read 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 under my hand and notarial seal this **23RD** of **FEBRUARY**, 19**93**

*John J. Mazzorana*  
Notary Public

COOK SO. NO. 018  
2 1 2 9 2 3  
STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
DEPT. OF REVENUE  
139.00

2 4 1 8 2 8  
REAL ESTATE TRANSACTION TAX  
Cook County  
REVENUE  
STAMP  
MARCH-93  
69.50

This space for affixing Rules and Revenue Stamp

Document Number

93161004

After recording return to  
Box 533 (Cook County only)  
CHICAGO TITLE AND TRUST COMPANY  
171 North Clark Street Chicago, IL 60601-3294  
Attention: Land Trust Department

18722 Harding Ave., Flossmoor, Il.

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Mail to:  
Mark M Anderson  
26 North Wacker Drive  
Chicago, Ill. 60606