

95693155

THIS INDENTURE WITNESSETH, THAT THE GRANTOR,  
of the County of **COOK** and State of **DOLORES SCOTT**, for and in consideration  
of the sum of **TEN**-----**No/100** Dollars (\$ **10.00** ),  
in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey ...  
and Warrant... 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 **29th** day of **September**, 19**95**, and known as Trust Number **120878-05**  
the following described real estate in the County of **Cook** and State of **Illinois**, to wit:

**SOUTH 10 FEET OF LOT SEVEN (7), LOT EIGHT (8) (EX. SOUTH  
5 FEET THRF.) IN THE SUBDIVISION OF THE 17.117 ACRES  
LYING SOUTH OF THE BALTIMORE AND OHIO RAILROAD, IN THE  
NORTHWEST QUARTER (1/2) OF THE NORTHWEST QUARTER (1/2)  
OF SECTION 31, TOWN 38 NORTH, RANGE 15, EAST OF THE  
THIRD PRINCIPAL MERIDIAN.**

**21-31-108-006-0000  
7949 S. Yates  
Chicago, IL 60617 95693155**

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, manage, protect and subdivide said real estate or any part thereof, to dedicate parks,  
streets, highways or alleys to vacate any subdivision or part thereof, to resubdivide said real estate as often as desired, to contract to sell, to grant  
options to purchase, to sell on any terms, in money either with or without cash down, to convey said real estate or any part thereof to a successor or suc-  
cessors 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 lease in possession or in future, and upon any terms, 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, in contract to make lease and 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, acquire or charge 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 vest 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 uses above  
expressed, 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, 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 said county) relying upon or claiming under any such conveyance,  
lease or other instrument, as 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 hereunder; (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) 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.

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 decree for anything it 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 amendment  
thereto, or for injury to person 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 in the name of the then  
beneficiaries under said Trust Agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or at the direction of the Trustee, in his own  
name, as Trustee of an 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 whosoever and whatsoever shall be charged with notice of this condition from the date of the filing or 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, profits 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 proceeds arising 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 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 statute in  
such case made and provided.

And the said grantor hereby expressly waives and releases and agrees to waive and release 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 or otherwise.

In Witness Whereof, the grantor aforesaid has hereunto set her hand and seal

this **29th** day of **September**, 19**95**  
**Dolores M. Scott** (SEAL) **95693155** (SEAL)

STATE OF **Illinois** )  
COUNTY OF **Cook** ) ss. **WILLIAM STEWART ROY**, a Notary Public in and for said  
County, in the State aforesaid, do hereby certify that  
**DOLORES SCOTT**

personally known to me to be the same person, whose name is **DOLORES SCOTT** subscribed to the foregoing instrument,  
appeared before me this day in person and acknowledged that **DOLORES SCOTT** signed, sealed and  
delivered the said instrument as **DOLORES SCOTT** free and voluntary act, for the uses and purposes therein set forth, including the  
release and waiver of the right of **DOLORES SCOTT**

GIVEN under my hand and seal this **29th** day of **September**, A.D., 19**95**  
**WILLIAM STEWART ROY**  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES 07/10/98

My commission expires

American National Bank and Trust Company of Chicago  
Box 221

For information only insert street address of  
above described property.

25.50  
22.00  
47.50  
TO

Death Certificate (New)

This space for affixing Riders and Revenue Stamps

Exempt under Real Estate Transfer Tax Act Sec. 4  
Pa. & Cook County Ord. 501.111

Date 10/12/95 Sign

Document Number

UNOFFICIAL COPY

Property of Cook County Clerk's Office

RECEIVED  
COUNTY CLERK  
COOK COUNTY  
CHICAGO, ILL.  
JAN 10 1962

MAIL TO  
95693155

William Stewart Boyd  
105 W. Madison  
Chicago, IL 60602

# UNOFFICIAL COPY

## STATEMENT BY GRANTOR AND GRANTEE

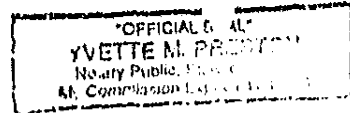
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 Oct. 12, 1995

Signature: [Signature]

Grantor or Agent

Subscribed and sworn to before me by the said William Boyd, Jr. this 12<sup>th</sup> day of Oct., 1995  
Notary Public Yvette M. Preston



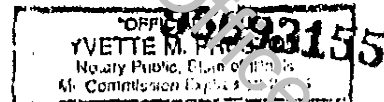
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Dated Oct. 12, 1995

Signature: [Signature]

Grantee or Agent

Subscribed and sworn to before me by the said William Boyd, Jr. this 12<sup>th</sup> day of Oct., 1995  
Notary Public Yvette M. Preston



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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