

UNOFFICIAL COPY

WARRANTY DEED IN TRUST

96244187

This Indenture Witnesseth, That the
Grantor, **LINDA D. MORAN**, married
to **Thomas F. Moran**, _____

of the County of Cook, and State of
Illinois. For and in consideration of
TEN and 00/100 Dollars (\$10.00) and
other good and valuable consideration
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, Ill.
60601-3294, as Trustee under the
provisions of a trust agreement dated
the 19th day of February, 1996. Known as Trust Number 1102606, the following described real estate in the County of Cook,
and State of Illinois, to wit:

F	2350	A
P		P
T	2350	V
L		

Reserved For Recorder's Office

THE EAST 265.36 FEET OF LOT 1 (AS MEASURED ON THE NORTH LINE THEREOF) IN ARTHUR T. MCINTOSH'S CRAWFORD AVENUE FARMS (BEING A SUBDIVISION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 25, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE INDIAN BOUNDARY LINE) RECORDED MAY 21, 1918 AS DOCUMENT NO. 6327419, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 28-23-300-042-0000 VOL. 032

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for 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 premises or any part thereof; to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof; and to resubdivide 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; to 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 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 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 or 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 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 said trust agreement or in some antecedent 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 each 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.

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