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WELD IN TRUST

97294480

DEPT-01 RECORDING

\$23.50

7:0011 TRAN 6780 04/28/97 15:02:00

6638 KF *97-294480

COOK COUNTY RECORDER

THE GRANTORS, MARY L. BURGY,
a widow and not a minor, resident

of the County of Cook
and State of Illinois

for and in consideration of

the sum of \$200,000.00 Dollars,

and other good and lawful considerations

in full paid, comes and WARRANTS TO CLAIM

COMMONLY KNOWN AS [REDACTED] and [REDACTED] as [REDACTED] and [REDACTED] as [REDACTED]

as Trustee under the provisions of a Trust Agreement dated the [REDACTED] day of [REDACTED], 19[REDACTED],
and known as Trust Number [REDACTED] hereinafter referred to as "said trustee," regardless of the

number of trustees, and unto all and every successors in trust under said trust agreement, the fol-
lowing described real estate in the County of Cook and State of Illinois, to-wit:

LOT 17 IN SUBDIVISION OF BLOCK 2 IN THE D. HAMMOND SUBDIVISION OF SOUTH
1/4 OF WEST 1/4 OF SECTION 17, TOWNSHIP 30 NORTH, RANGE 13,
EAST OF THE THIRD PRINCIPAL MERIDIAN

REPUBLIC TITLE COMPANY
222 N. MICHIGAN
CHICAGO, ILL. 60604

TO HAVE AND TO HOLD the said premises
purposes herein and in said trust agreement set forth.

Full power and authority are hereby granted to said trustee to improve, manage, protect and maintain said
premises or any part thereof; to dedicate parks, streets, highways or alleys; to vacate any subdivision or part
thereof, and to re-subdivide said property as often as needed; 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, title,
powers and authorities vested to 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 praesenti or in futuro, 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 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 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

23300

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STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
RECEIVED
APR 28 1997

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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 his, 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 memorium, 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 waive... and release... 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 her hand and seal, this 12th day of April, 1997.

This instrument prepared by:
LUCIA D. McALLISTER, Atty at Law
1843 Milton Ave.,
Northbrook, IL. 60062

(SEAL) Mary E. Burgy (SEAL)
MARY BURGY

State of Illinois, County of Cook

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that MARY E. BURGY, a widow and not since remarried,

personally known to me to be the same person... whose name is subscribed to the foregoing instrument, 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 therein set forth, including the release and waiver of the right of homestead.

Witness under my hand and official seal, this 12th day of April, 1997.
My commission expires April 21, 1997.

TO: COMMUNITY SAVINGS BANK 4801 W. Belmont Ave. Chicago, IL 60641-4330 BOX 331	ADDRESS OF PROPERTY 6342 W. Irving Park Rd. Chicago, IL. SEND SUBSEQUENT TAX BILLS TO: <u>JOSEF JANDRANI</u> <u>4433 N. NEENAH</u>
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Recorded by: **CITY OF CHICAGO**
REAL ESTATE TRANSACTIONS
 DEPT. OF REVENUE APR 12 1997
 588.70
 WOOD HTS, IL 60658