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9/30/0041 08 001 Page 1 of 4

1999-02-02 11:10:10

Cook County Recorder

27.00



99109412

**TRUSTEE'S DEED IN TRUST**

THIS INDENTURE WITNESSETH, THAT THE GRANTOR, THOMAS C. KENDALL, of Northfield, Illinois, not personally, but solely as trustee under the provisions of a trust instrument known as the Kendall Residence Term Trust, for and in consideration of the sum of TEN (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, receipt of which is hereby acknowledged, Conveys and Quit Claims unto HELEN H. KENDALL, not personally, but solely as trustee under the provisions of a Declaration of Trust known as the Helen H. Kendall Trust Dated March 26, 1990 and unto all and every successor or successors in trust under said trust instrument (the named individual, with all successors, is referred to herein as the "Trustee"), the real estate described on Exhibit A attached hereto and made a part hereof (the "Real Estate").

TO HAVE AND HOLD the Real Estate with the appurtenances, upon the trusts and for the uses and purposes herein and in said declaration of trust set forth.

In addition to all of the powers and authority granted to the Trustee by the terms of said declaration of trust, full power and authority is hereby granted to the Trustee to improve, manage, protect and subdivide the Real Estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to resubdivide the Real Estate 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 the Real Estate or any part thereof to a successor or successors in trust and to grant to such successor or successor in trust all of the title, estate, powers, and authorities vested in the Trustee; to donate, to dedicate, to mortgage, pledge or otherwise encumber said property, or any part thereof, to lease the Real Estate or any part thereof, from time to time, in possession or reversion, by leases to commence at the present or in the 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 198 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 the Real Estate, or any part thereof, for other real or personal property, to grant easements or charges of any kind, to

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release, convey or assign any right or title or interest in or about or easement appurtenant to the Real Estate or any part thereof, and to deal with the 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 ways above specified, at any time or times hereafter.

In no case shall any party dealing with the Trustee in relation to the Real Estate, or to whom the Real Estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by the Trustee be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on the Real Estate, or be obliged to see that the terms of this deed in trust or said declaration of trust have been complied with or be obliged to inquire into the necessity or expediency of any act of the Trustee; or be obliged or privileged to inquire into any of the terms of said declaration of trust; and every deed, trust deed, mortgage, lease or other instrument executed by the Trustee in relation to the 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 declaration of trust 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 declaration of trust or in some amendment thereof and binding upon all beneficiaries thereunder, (c) that the 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 their predecessors 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 the 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 the 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 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 "with limitations," or words of similar import, in accordance with the statute in such cases made and provided.

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.

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IN WITNESS WHEREOF, the GRANTOR aforesaid has set his hand and seal this 8<sup>th</sup> day of January, 1999.

Thomas C. Kendall  
THOMAS C. KENDALL, as Trustee  
as aforesaid

STATE OF ILLINOIS,  
COUNTY OF COOK ) SS.

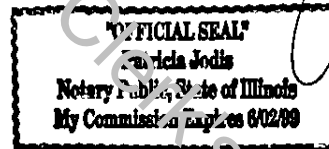
I, PATRICIA JODIS, a Notary Public in and for said County, in the State aforesaid, do hereby certify that THOMAS C. KENDALL, not personally, but solely as trustee as aforesaid, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this 8<sup>th</sup> day in person and acknowledged that he signed, sealed and delivered said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

GIVEN under my hand and official seal this 8<sup>th</sup> day of January, 1999.

Patricia Jodis  
Notary Public

My Commission Expires:

06-02-99



Address of Grantee and  
Mail Tax Bills To:

HELEN H. KENDALL, Trustee  
70 Indian Hill Road  
Winnetka, Illinois 60093

This Instrument Prepared By  
and After Recording Return To:

Fred I. Feinstein, P.C.  
McDermott, Will & Emery  
227 West Monroe Street  
Chicago, Illinois 60606

Village of Wilmette \$1,000.00  
Real Estate Transfer Tax  
1000 - 916 Issue Date JAN 26 1999

Village of Wilmette \$500.00  
Real Estate Transfer Tax  
500 - 6902 Issue Date JAN 26 1999

Village of Wilmette \$1,000.00  
Real Estate Transfer Tax  
1000 - 915 Issue Date JAN 26 1999

Village of Wilmette \$100.00  
Real Estate Transfer Tax  
100 - 1503 Issue Date JAN 26 1999

Village of Wilmette \$25.00  
Real Estate Transfer Tax  
25 - 2362 Issue Date JAN 26 1999

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## EXHIBIT A

### Legal Description

Lot 5 in Indian Hill South, being a Subdivision of part of Lot 2 in Indian Hill Consolidation and part of Lot 7 in Maria Alles Subdivision in the East half of the North East quarter of Section 29, Township 42 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Number: 05-29-209-024  
05-29-209-025

Common Address: 70 Indian Hill Road  
Winnetka, Illinois

