

UNOFFICIAL COPY

DEED IN TRUST

3476309 3 0 9

WARRANTY

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor DAVID J. DUNLOP, a bachelor

of the County of Cook and State of Illinois for and in consideration of Ten and no/100 dollars and other good and valuable considerations in hand paid, Conveys and Warrant unto EAST SIDE BANK AND TRUST COMPANY, an Illinois Banking Corporation, its successor or successors, 106th and South Ewing Avenue, Chicago, Illinois, 60617, as Trustee under a trust agreement dated the 21st day of June, 1985, known as Trust Number 1367, the following described real estate in the County of Cook and State of Illinois, to-wit:

LOT 29 (except the South 5 feet) All of Lot 30, 31, 32, 33, 34, the South 1/2 of Lot 35 in Block Ten (10) in South Chicago being a subdivision of the East Fractional one-half (1/2) of the Northwest Fractional 1/4 of Section 20, Township 37 North, Range 15 East of the Third Principal Meridian, in Cook County, Illinois

PROPERTY INDEX NUMBERS 26-20-109-007-0000 THRU 26-20-109-011-0000

TO HAVE AND TO HOLD the real estate with its appurtenances upon the trust for the uses and purposes herein and in the Trust agreement set forth.

Full power and authority is hereby granted to said trustee to subdivide and resubdivide the real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, to execute contracts to sell or exchange, or execute grants of options to purchase, to execute contracts 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 successors in trust all of the title, estate, powers and authorities vested in the trustee, to donate, to dedicate, to mortgage, or otherwise encumber the real estate, or any part thereof, to execute leases of the real estate, or any part thereof, from time to time, in possession or reversion, by lease or otherwise in present or future and upon any terms and for any period or periods of time, and to execute renewals or extensions of leases upon any terms and for any period or periods of time and to execute amendments, changes or modifications of leases and the terms and provisions thereof at any time or times hereafter, to execute contracts to make leases and to execute options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to execute contracts respecting the manner of fixing the amount of present or future rentals, to execute grants of easements or charges of any kind, to release, convey or assign any right, title or interest in or about or appurtenant to the real estate or any part thereof, and to deal with the title to 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 title to the real estate to deal with it, whether similar to or different from the ways above specified and at any time or times hereafter.

In no case shall any party dealing with said 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 that the terms of the 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 the trust agreement, 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, (c) and at the time of the delivery thereof the trust created herein and by the trust agreement was in full force and effect, that such conveyance or other instrument was essential in accordance with the trusts, conditions and limitations contained herein and in the trust agreement or in any certificate thereof and binding upon all beneficiaries, (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 its, his or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them, 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 title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby advised 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 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 his hand and seal this 22nd day of June 1985

David J. Dunlop (SEAL) Samuel M. Poznanovich (SEAL)

This instrument prepared by: Samuel M. Poznanovich, 9714 S Commercial Chicago, IL 60617

State of Illinois, I, Samuel M. Poznanovich, a Notary Public in and for said County, in County of Cook, do hereby certify that David J. Dunlop, a bachelor

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 he signed, sealed and delivered the 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 notarial seal this 22nd day of June 1985

Notary Public

11-13-85 Receipt of Act Property on file 1417778 and 1430161 Chicago

603 refers to the Illinois State Code, Section 1094 Exempt under the Illinois State Code, Section 1094

This space for affixing Stamps and Revenue Stamps

Exempt under the Illinois State Code, Section 1094 ordinance of said ordinance

3476309

EAST SIDE BANK AND TRUST COMPANY 106th and South Ewing Avenue Chicago, Illinois 60617

11539-51 Avenue H, Chgo, IL For information only insert street address of above described property.

# UNOFFICIAL COPY

MAIL TO:

EAST SIDE BANK AND TRUST COMPANY  
106th and South Ewing Avenue  
Chicago, Illinois 60617

Property of Cook County Clerk's Office

Age of Grantor \_\_\_\_\_  
Address \_\_\_\_\_  
Husband \_\_\_\_\_  
Wife \_\_\_\_\_  
Submitted by \_\_\_\_\_  
Address \_\_\_\_\_  
Delivered to \_\_\_\_\_  
Remained \_\_\_\_\_  
Spec. Card \_\_\_\_\_  
CHAMBRONE

REGISTRAR U OF TITLES  
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1430 1416 1955

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Sm. Pagnon  
9114 Commercial  
Chicago, Ill.  
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