

# UNOFFICIAL COPY

DEED IN TRUST

3197226

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor's **Curtis A. Rodgers,**  
a bachelor

of the County of **Cook** and State of **Illinois** for and in consideration  
of **Ten and NO/100ths (\$10.00)** Dollars, and other good  
and valuable considerations in hand paid, **Convey** and warrant  
**CITIZENS NATIONAL BANK AND TRUST COMPANY OF CHICAGO,** a National Banking Asso-  
ciation, as Trustee under the provisions of a trust agreement dated the **1st**  
of **March** 19 **85** known as Trust Number **322**, the following described real  
estate in the County of **Cook** and State of **Illinois**, to-wit:

Lot Thirteen (13) and Fourteen (14) in Cahill's  
Subdivision of Lot Nine (9) in the School Trustees'  
Subdivision of the North Part being in the Northeast  
Quarter (1/4) of Section 16, Township 39 North,  
Range 13, East of the Third Principal Meridian,  
in Cook County, Illinois

COMMON ADDRESS: **4835-37 West Jackson**  
**Chicago, Illinois**  
Permanent Tax No. **16-16-215-024-0000**

TO HAVE AND TO HOLD the said premises with the appurtenances up to 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 premises or any part thereof, to dedicate parks, streets, highways or alleys and to create 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 said 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 property, or any part thereof, to lease said property, or any part thereof, from time to time, in any manner or reservation, by lease to commence in present or future, and upon any terms and for any period or periods of time, not exceeding to the case of any such 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 leases 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 payment 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 in 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 presumed 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 any real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, and that at the time of the delivery thereof the trust created by this instrument and by said trust agreement was in full force and effect, the said trust agreement 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 hereunder, and that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and that 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 the, 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 much as if 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 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 law 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 **Curtis A. Rodgers** hereunto set **his** hand and seal this **1st** day of **March** 19 **85**

*Curtis A. Rodgers*  
Curtis A. Rodgers (Real)

This document was prepared by:  
**Jerry D. Mackey, 5200 West Chicago Avenue, Chicago, Illinois**

State of **Illinois** I, **Anita Monroe** a Notary Public in and for said County, in  
County of **Cook** the state aforesaid, do hereby certify that  
**Curtis A. Rodgers, 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 **1st** day of **March** 19 **85**

MY COMMISSION EXPIRES **7-22-80**  
*Anita Monroe*  
Notary Public

GRANTOR'S ADDRESS:  
**Citizens National Bank and Trust Company of Chicago**  
5200 West Chicago Avenue  
Chicago, Illinois 60651

For information only insert street address of above described property.

2/20/85  
Anita Monroe

Notary Public for Illinois, Michigan and Wisconsin

Date 2/20/85

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1272246  
DUPLICATE

3497226

FEEL FREE  
WESTERN UNION  
Age of Inmate  
Address  
Hire  
Work  
3497226  
Account  
Debit  
Reminder  
Six Card

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