

THIS INDENTURE WITNESSETH, THAT THE GRANTORS **Alan K. Ryker and Christine D. Ryker, his wife** of the County of **Cook** and State of **Illinois**, for and in consideration of the sum of **Ten and no/100** Dollars (\$ **10.00** ), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey and Warrant unto **AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO**, a national banking association whose address is **33 No. LaSalle Street, Chicago, Illinois**, as Trustee under the provisions of a certain Trust Agreement, dated the **28th** day of **April** 19**88**, and known as Trust Number **104988-06**, the following described real estate in the County of **Cook** and State of **Illinois**, to wit:

Property of Cook County, Illinois

TO HAVE AND TO HOLD the said real estate with the appurtenances, upon 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 lease, manage, protect and subdivide said real estate or any part thereof, to dedicate paths, streets, highways or alleys to locate any subdivision or part thereof, and to redivide said real estate as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey with or without any obligation, to convey any 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 said real estate, powers and authorities vested in said Trustee, to change, to dedicate, to mortgage, pledge or otherwise encumber said real estate or any part thereof, to lease said real estate, or any part thereof, from time to time, in possession or reversion, by lease in common, in present or in future, and upon any terms and for any period or periods of time, but exceeding in the case of any single lease the term of ten 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 conditions thereof at any time or times hereafter, to contract to make leases and to grant options to lease and options to renew leases and systems to purchase the whole or any part of the real estate and to contract respecting the manner of doing the amount of present or future rentals, to partition or to exchange said real estate, or any part thereof, for other real or personal property, to grant easements or charges of any kind, in fee, or for any term, title or interest, in or about or extending appurtenant to said real estate or any part thereof, and to deal with 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 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, or any successor in trust, in relation to said real estate or in whom said real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said Trustee, or any successor in trust, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on said real estate, or be obliged to see to the application of any part of the proceeds of any sale or mortgage of said real estate, or be obliged 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, or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of every person including the Registrar of Titles of this State, holding any or claiming under any such conveyance, lease or other instrument, so 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, and 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 all amendments thereof, if any, and binding upon all beneficial owners thereof, so that said Trustee, or any successor in trust, was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and all of the consequences in made in a purchase or conveyance in trust, that such success or successors in trust have been properly supplied and are fully vested with all the said estate, rights, powers, authorities, duties and obligations of its, his or their predecessor in trust.

This conveyance is made upon the express understanding and condition that neither American National Bank and Trust Company of Chicago, its officers or its Trustee, nor its successors or successors in trust shall incur any personal liability or be subjected to any claim, damages or losses for anything done by it or its officers or its attorneys may do or omit to do in or about the said real estate or under the provisions of this deed or said Trust Agreement or any amendment thereof, or for injury to person or property happening in or about said real estate, and that all such liability being hereby expressly waived and released. Any contract, obligation or responsibility incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the Trust beneficiaries under said Trust Agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or, at the option of the Trustee, in its own name, as Trustee of an express trust and not individually (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or responsibility except only to the extent of the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof). All persons and corporations whatsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this deed.

The interest of each and every beneficiary hereunder and under said Trust Agreement and of all persons claiming under them or any of them shall be only in the earnings, profits and proceeds arising from the sale of any other disposition of said real estate, and such interest to be held to be personal property, and to beneficiaries hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in earnings, profits and proceeds thereof (as aforesaid), the intention hereof being to vest in said American National Bank and Trust Company of Chicago the entire legal and equitable title in fee simple, in and to all of the real estate above described.

If the title to any of the above real estate is now or hereafter reentered, the Registrar of Titles is hereby directed not to register or to certify the 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 of benefit under and by virtue of any and all statutes of the State of Illinois, providing for exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor **S. aforesaid** have hereunto set their hand and seal, this **13th** day of **April**, 19**88**.

*Alan K. Ryker*  
*Christine D. Ryker*

STATE OF **ILLINOIS** County of **COOK**, I, **Alan S. Levin**, a Notary Public in and for said County, in the State aforesaid, do hereby certify that **Alan K. Ryker and Christine D. Ryker, his wife**

personally known to me to be the same person **S.** whose name **S. are** they subscribed to the foregoing instrument, appeared before me this day in **person** and they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

**ALAN S. LEVIN**  
Notary Public, State of Illinois  
Cook County  
My Commission Expires Dec. 3, 1990

**13th** day of **May**, A.D., 19**88**

My commission expires **December 3, 1990**

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
DEPT. OF REVENUE  
107.50  
106681  
910 '00' COOK

UNOFFICIAL COPY

1324533  
3707644

3707644

Order # 1-29003  
REAL ESTATE INDEX GROUP  
1620 N. ...  
EAST ...

Property of Cook County Clerk's Office

3707644  
TITLE GUARANTEE ORDER # 00603  
THAT PART OF LOTS 43 AND 44 (EXCEPT THE SOUTH 20 FEET THEREOF), TAKEN AS A SINGLE TRACT, LYING EAST OF A LINE DRAWN FROM A POINT ON THE NORTH LINE OF SAID TRACT, 33.09 FEET EAST OF THE NORTHWEST CORNER THEREOF TO A POINT IN THE SOUTH LINE OF SAID TRACT 82.61 FEET EAST OF THE SOUTHWEST CORNER THEREOF (EXCEPTING THEREFROM THE FOLLOWING DESCRIBED PREMISES: BEGINNING AT THE NORTHEAST CORNER OF SAID TRACT; THENCE WEST ON THE NORTH LINE THEREOF, 32.27 FEET; THENCE SOUTH, 37.18 FEET TO A POINT 32.49 FEET WEST OF THE EAST LINE OF SAID TRACT; THENCE EAST PARALLEL TO THE NORTH LINE OF SAID TRACT, 2.45 FEET; THENCE SOUTH 4.72 FEET TO A POINT 30.07 FEET WEST OF THE EAST LINE OF SAID TRACT; THENCE EAST, 30.07 FEET TO A POINT ON THE EAST LINE OF SAID TRACT 41.90 FEET SOUTH OF THE NORTHEAST CORNER THEREOF; THENCE NORTH ON THE EAST LINE OF SAID TRACT, 41.90 FEET TO THE PLACE OF BEGINNING), IN DEAN'S ADDITION TO WILMETTE, A SUBDIVISION OF THE NORTH 330 FEET OF THE SOUTHWEST 1/4 OF THE NORTHEAST FRACTIONAL 1/4 OF FRACTIONAL SECTION 33, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IDENTICAL WITH LOT 13, IN THE COUNTY CLERK'S DIVISION IN THE NORTHEAST FRACTIONAL 1/4 OF SAID FRACTIONAL SECTION 33, AFORESAID, ACCORDING TO THE PLAT OF SAID ADDITION RECORDED DECEMBER 5, 1892, AS DOCUMENT NUMBER 1780504 IN BOOK 58 OF PLATS, PAGE 9, IN COOK COUNTY, ILLINOIS. PI #05-33-208-042

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