

# UNOFFICIAL COPY

3737662

## DEED IN TRUST

THIS INDENTURE WITNESSETH, THAT THE GRANTOR, RICHARD M. BARANCIK, married to Suzanne R. Barancik who executes this deed solely for the purpose of releasing homestead and marital rights, if any, of the Village of Barrington Hills, County of Cook, State of Illinois, 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 Warrants unto RICHARD M. BARANCIK, not individually, but as trustee (the "Trustee"), under the provisions of a Declaration of Trust known as the RICHARD M. BARANCIK TRUST DATED AUGUST 3, 1988, 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 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 the Real Estate, 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 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 conclusively deemed to have been executed in accordance with the trusts, conditions and limitations of every instrument relying upon or arising 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 any amendment thereto and binding upon all beneficiaries thereof, and (c) that the Trustee was duly authorized and empowered to execute the same.

96 5976

3737662

Exempt under provisions of Paragraph... Section 4  
 Real Estate Transfer Tax Act.

Buyer, Seller or Representative  
 \$10.00  
 Date 9/17/88

UNOFFICIAL COPY

Property of Cook County Clerk's Office



# UNOFFICIAL COPY

## Exhibit A

### Legal Description

That part of the East 1/2 of Section 5, Township 42 North, Range 9, East of the Third Principal Meridian, described as follows: Commencing at the Southeast corner of the Northeast 1/4 of said Section 5; thence South 0°52' East, 403.53 feet to the center line of Donlea Road (as now platted and recorded); thence South 53°47' West along the center line of said Donlea Road, 173.58 feet for a place of beginning; thence North 45°02' West, 491.10 feet; thence South 50°36' West 214.65 feet; thence South 69°45'30" West, 95.37 feet; thence South 88°20' West, 151.8 feet; thence South 72°36'30" West, 112.95 feet to the center line of Sutton Road (as now platted and recorded); thence South 33°35' East, along the center line of said Sutton Road, 546.47 feet to the intersection of center line of Donlea Road (as now platted and recorded); thence North 66°02' East along the center line of said Donlea Road, 359.80 feet; thence continuing along said center line North 53°47' East, 286.45 feet to the place of beginning, in Cook County, Illinois.

Subject to: General real estate taxes and installments of special assessments, if any, not yet due and payable; and covenants, conditions, restrictions, easements and encumbrances of record, registered as Document Numbers 271549 and 1611115.

Permanent Index Number: 01-05-401-003 <sup>(D)</sup>

Property Address: 296 Donlea Road, Barrington Hills, Illinois 60010

965976

UTM  
CM

Trust

Legal

OFFICE OF CLERK

3737652  
3737652  
1242537  
3737652  
3737652

Legal