

# TRUST AGREEMENT

This Trust Agreement is made the \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_, and is known as Trust Number \_\_\_\_\_.

**IT IS HEREBY AGREED** that the \_\_\_\_\_ Trust Company, a \_\_\_\_\_ corporation (hereinafter referred to as "Trustee"), shall take legal and equitable title to the following described real property in \_\_\_\_\_ County, Illinois (hereinafter referred to as the "Property"):

[insert legal description of property]

Permanent Tax # \_\_\_\_\_ Improved with: \_\_\_\_\_

Otherwise known as: \_\_\_\_\_ [insert full street address of the property]

Once Trustee has taken title to the Property or has accepted, in writing, title to any other property conveyed to it as trustee hereunder, Trustee will hold it for the uses and purposes, and on the trusts herein stated. Any other property(ies) conveyed to Trustee without written acceptance by Trustee shall not be subject to this Trust Agreement.

The following named persons and their successors in interest shall be entitled to the earnings, avails and proceeds of the Property according to the respective interests herein set forth, to wit:

Name of Beneficiary	Address	Interest

1. The interest of every beneficiary and any person who may become entitled to any interest under this Trust shall consist solely of:
  - (a) the power to direct Trustee to deal with title to the Property;
  - (b) the power to manage, possess, use, and control the Property; and
  - (c) the right to receive the earnings, avails, and proceeds from leases and other uses and from mortgages, sales, and other dispositions of the Property.

Such rights and powers shall be personal property and may be assigned as such. Upon the death of any beneficiary, that beneficiary's interest, except as otherwise provided, shall pass to his executor or administrator and not to his heirs at law. At no time shall a beneficiary have any right, title, or interest in or to any portion of his legal or equitable title to the Property. The death of any beneficiary shall not terminate the Trust or affect the rights or powers of Trustee or the beneficiaries, except as provided for by applicable law.

2. By amendment in writing, delivered to and accepted by Trustee, any beneficiary having a vested interest hereunder shall, at any time, have the right to revoke, alter, or amend the provisions of this Trust Agreement, relative to the person or persons who may be entitled from time to time to the ownership and enjoyment of said beneficiary's interest hereunder.

**THIS IS A 4-PAGE DOCUMENT.**