



Lawyers Title Insurance Corporation

DEED IN TRUST

a widow and not since remarried,  
THIS INDENTURE WITNESSES, that the Grantor, Ella M. Kurtz, of the Village of Norridge in the County of Cook and State of Illinois, for and in consideration of certain covenants made and other good and valuable consideration, receipt of which is acknowledged, conveys and quitclaims unto Frank J. Kurtz, of the City of Evanston, Illinois, as Trustee under a certain Trust Agreement dated this 29<sup>th</sup> day of October, 1999, (hereinafter, "the Trustee"), and unto every successor in trust under that Trust Agreement, the following described real estate in the County of Cook and State of Illinois, to wit,

Lot 117 in Brickman's Lawrence Avenue Highlands Subdivision in the South half of the Southwest quarter of Section 12, Township 40 North, Range 12, East of the Third Principal Meridian according to the plat thereof recorded October 17, 1955, as Document 16392968 in Cook County, Illinois,

which has the street address 4941 North Oznam Avenue in the Village of Norridge and the P.I.N. 12-12-324-002, to have and to hold the premises with the appurtenances on the trusts and for the uses and purposes set forth in that Trust Agreement and herein.

Full power and authority are 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; 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 in trust and to grant the successor in trust all of the title, estate, powers, and authorities vested in the Trustee; to donate, dedicate, mortgage, pledge, or otherwise encumber the real estate or any part thereof; to lease the real estate or any part thereof, from time to time, in possession or in reversion, by leases to commence in praesenti or in futuro and on any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 198 years, and to renew or extend leases on 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 for the manner of fixing the amount of present or future rents; 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, 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 such other ways and for such other considerations as would be lawful for any person owning the real estate, whether similar to or different from the ways specified above, at any time or times hereafter.

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In no case shall any party dealing with the Trustee in relation to the real estate, or any party to whom the real estate or any part thereof is conveyed, contracted to be sold, leased, or mortgaged by the Trustee, be obligated to see to the application of any purchase money, rent, or money borrowed or advanced on the real estate, or be obligated to see that the terms of this trust have been complied with, or be obligated to inquire into the necessity or expediency of any act of the Trustee, or be obligated or privileged to inquire into any of the terms of the Trust Agreement; and any deed, trust deed, mortgage, lease, or other instrument executed by the Trustee in relation to the real estate shall be accepted, in favor of any person relying on or claiming under any such conveyance, lease, or other instrument, as conclusive evidence (a) that, at the time of the delivery of such conveyance, lease, or other instrument, the trust created by this Indenture and by the Trust Agreement was in full force and effect, (b) that such conveyance, lease, or other instrument was executed in accordance with the trusts, conditions, and limitations contained in this Indenture and in the Trust Agreement or in some amendment thereof and is binding on all of the beneficiaries thereunder, (c) that the Trustee was duly authorized and empowered to execute and deliver each such conveyance, lease, or other instrument, and (d) that, if such conveyance was made to a successor in trust, the successor in trust was properly appointed and fully vested with all the title, estate, rights, powers, authorities, duties, and obligations of the predecessor in trust.

Notwithstanding anything to the contrary herein, every successor in trust under the Trust Agreement shall, on appointment, become fully vested with all the title, estate, properties, rights, powers, authorities, trusts, duties, and obligations of the Trustee.

The interest of every beneficiary of this trust and of every person claiming under a beneficiary of this trust shall be only in the earnings, avails, and proceeds arising from the sale or other disposition of the real estate, which interest is hereby declared to be personal property, and no such beneficiary or person shall have any interest in or title to the real estate as such, but only an interest in such earnings, avails, and proceeds.

If title to the real estate is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of title, duplicate certificate of title, or memorial the words "in trust" or "upon condition" or "with limitations" or words of similar import.

The Grantor hereby expressly waives and releases every right and 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 has hereunto set her hand and seal this 29th day of October, 1999.

 (SEAL)  
Ella M. Kurtz

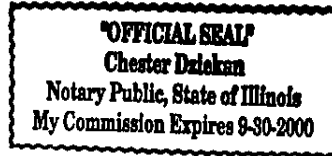
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State of Illinois )  
 ) ss.  
County of Cook )

\*a widow and not since remarried,

I, the undersigned, a Notary Public in and for the County of Cook in the State of Illinois, do hereby certify that Ella M. Kurtz, known by me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this 29th day of October, 1999, and acknowledged that she signed, sealed, and delivered the instrument as her free and voluntary acts, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

*Chester Dzikman*  
\_\_\_\_\_  
OCTOBER 29, 1999



This instrument was prepared by:  
Richard S. Bell  
1204 Crain Street  
Evanston, Illinois 60202-1177

Mail to:  
Richard S. Bell  
1204 Crain Street  
Evanston, Illinois 60202-1177

EXEMPT UNDER PROVISIONS of PARAGRAPH E,  
SECTION #4, of REAL ESTATE TRANSFER TAX ACT.

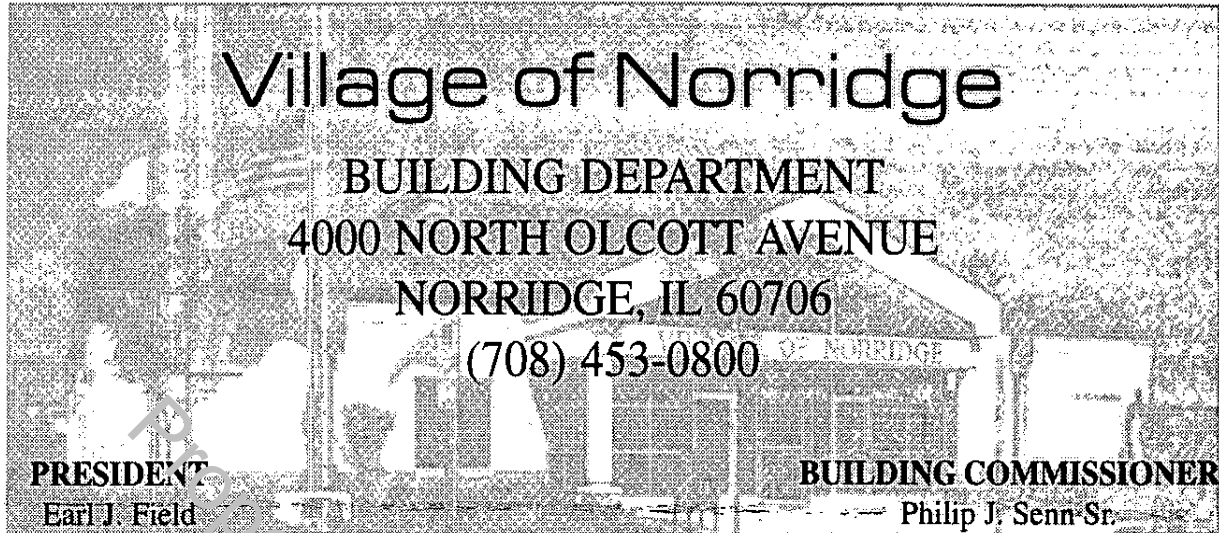
*Richard S. Bell*

DATE 29 Oct 99 BUYER, SELLER OR REPRESENTATIVE

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DATE September 12, 2000 TS Certificate Number 2000-TS0268



## REAL ESTATE INSPECTION CERTIFICATE

A REAL ESTATE INSPECTION CERTIFICATE is hereby issued for the conforming use of the building located in the Village of Norridge, Illinois at:

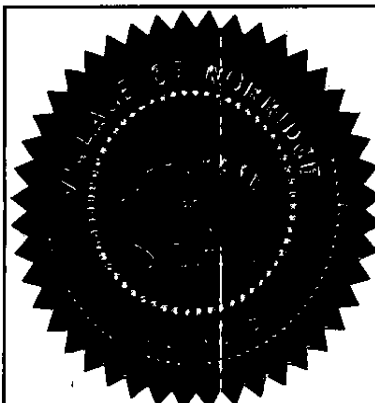
4941 Ozanam Norridge, IL 60706

which the building is now being used or will be used as a Single Family  
and is located in the R-1 Zoning District of the Village of Norridge.

This certificate does not authorize any change in the use of the building, any alteration or reconstruction, or any extension or enlargement to said building except in accordance with the requirements of the Zoning Ordinance as amended, the Building Code and all other pertinent ordinances of the Village of Norridge.

### IMPORTANT NOTE:

A new certificate is required for each change in use or after alterations of said premises. A new certificate also voids any certificate of a prior date issued in connection with an application for a Certificate of Occupancy. *This certificate expires thirty(30) days after its issuance.*



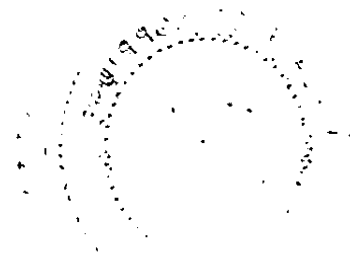
Village of Norridge

Philip J. Senn Sr.  
Building Commissioner

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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

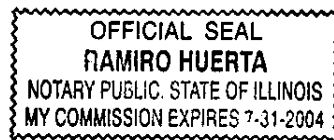
Dated 9-11, 2000

Signature: Lisa Christianson

Grantor or Agent

Subscribed and sworn to before me by the said Lisa Christianson this 11 day of September, 2000

Notary Public Ramiro Huerta



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 9-11, 2000

Signature: Lisa Christianson

Grantee or Agent

Subscribed and sworn to before me by the said Lisa Christianson this 11 day of September

Notary Public Ramiro Huerta



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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