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2000-01-18 15:19:10  
Cook County Recorder 27.50



Chicago Title Insurance Company

WARRANTY DEED IN TRUST  
MERCURY TITLE COMPANY, L.L.C.



1003  
202 4902 RD

THIS INDENTURE WITNESSTH, That the grantor(s) JEFFREY J. HODGMAN, MARRIED of the County of FAIRFIELD and State of CONNECTICUT for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) unto INDEPENDENT TRUST CORPORATION, a corporation of ILLINOIS, whose address is 15255 94TH AVE., SUITE 303, ORLAND PARK, ILLINOIS 60462 as Trustee under the provisions of a trust agreement dated the November 8, 1999, and known as Trust Number 20539 the following described Real estate in the County of COOK and State of Illinois, to wit:

See Exhibit 'A' attached hereto and made a part hereof

SUBJECT TO: covenants, conditions and restrictions of record, public and utility easements and roads and highways, general taxes for the year 1999 and subsequent years.

PERMANENT TAX NUMBER: 17-04-207-086-1084

Address(es) of Real Estate: 1460 N. SANDBURG TERRACE, UNIT 604 CHICAGO, ILLINOIS 60610

THIS IS NOT HOMESTEAD PROPERTY

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth.

STATE TAX	STATE OF ILLINOIS	REAL ESTATE TRANSFER TAX
	JAN. 18.00	0007800
	REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	FP326660

City of Chicago  
Dept. of Revenue  
219036  
01/18/2000 09:24 Batch 05083 10



Real Estate  
Transfer Stamp  
\$585.00

COUNTY TAX	COOK COUNTY REAL ESTATE TRANSACTION TAX	REAL ESTATE TRANSFER TAX
	JAN. 18.00	0003900
	REVENUE STAMP	FP326670

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 vacate 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 such 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 possession or reversion, by leases to commence in praesenti or futuro, and upon 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 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 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 easement 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 to 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, 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 privileged 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 said real estate shall be conclusive evidence in favor of every person relying upon or claiming 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 trust agreement 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 trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder, (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and (d) if 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 its, 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 such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

And the said grantor(s) hereby expressly waive(s) and release any and all right or 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(s) aforesaid have hereunto set their hand(s) and seal(s) this 11<sup>th</sup> day of JANUARY, 2000.

Jeffrey J. Hodgman (SEAL) \_\_\_\_\_ (SEAL)  
JEFFREY J. HODGMAN  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
(SEAL) \_\_\_\_\_ (SEAL)

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State of New York, County of New York

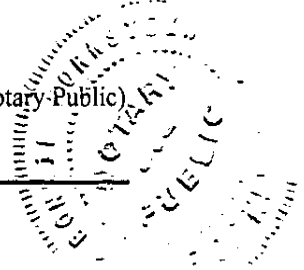
I, BONNIE HORNSTEIN, a Notary Public in and for said County, in the State aforesaid, do hereby certify that JEFFREY J. HODGMAN personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, 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.

Given under my hand and notarial seal, this 11<sup>th</sup> day of JANUARY, 2000

**BONNIE HORNSTEIN**  
Notary Public, State of New York  
No. 31 4728183  
Qualified in New York County  
Commission Expires Sept. 30, 2000



(Notary Public)



Prepared By: JOSEPH FRANK MILITO, ESQ.  
732 W. FULLERTON PKWY., SUITE 2F  
CHICAGO, ILLINOIS 60614

Mail to:  
EDWARD B. MILLER, ESQ.  
221 N. LASALLE ST., 38<sup>TH</sup> FL.  
CHICAGO, ILLINOIS 60601

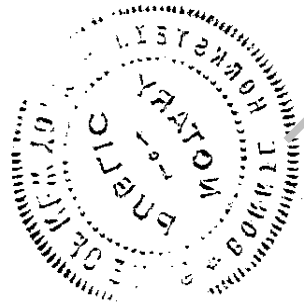


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EXHIBIT 'A'

Legal Description

00042063

UNIT 604A IN CARL SANDBURG VILLAGE CONDOMINIUM NUMBER 2, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

A PORTION OF LOT 5 IN CHICAGO LAND CLEARANCE COMMISSION NUMBER 3, BEING A CONSOLIDATION OF LOTS AND PARTS OF LOTS AND VACATED ALLEYS IN BRONSON'S ADDITION TO CHICAGO AND CERTAIN RESUBDIVISIONS ALL IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 25032909, AS AMENDED FROM TIME TO TIME, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

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