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2001-03-23 13:35:03

Cook County Recorder

25.50



GUARANTY TRUST



WARRANTY DEED IN TRUST	
and not since remarried	
THIS INDENTURE WITN'S SETH, that the Grantor, Frank Nelson, a widower/, of the County of Cook	
and State of Illinois, for and in consideration of Ten Dollars, and other good and valuable considerations	
in hand paid, conveys and warrants unto the GUARANTY TRUST COMPANY, an Illinois Corporation, as trustee under the	
provisions of a trust agreement dated he 19th day of March, 2001, known as Trust	
Number L001-019, the following described real estate in the County of Cook and State of Illinois, to wit:	
Lot 2 (except the North 8 feet thereof) and Lot 3 (except the South 10 feet)	
in Block 3 in Flagg and McBride's Subdivision of the East 1/2 of West 60	
Acres of the East 1/2 of the Soutowest 1/4 of Section 4, Township 37 North,	
Range 14, East of the Third Principal Meridian in Cook County, Illinois. Exemplander Real Estate Transfer Tax Law 35 ILCS 20)/31 - 4
sub par and Cook County Ord. 93-0-27 par	
Permanent Tax Number: 25-04-313-067-000 Date 3/19/2001 Sign. Sign.	<u></u>
Termanent Tax Number.	
TO HAVE AND TO HOLD the said premises with the appurtenances upon the crus s 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 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 re-subdivide 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 successors in trust all of the title, estate, powers, and authorities vested in said trustee, to donate, to dedicate, to mortgage, to pledge or otherwise to 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 pricd or periods of time and to amend, change, or modify leases 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 to renew or extend leases upon any terms and for any period or periods of time and to amend, change, or modify leases and to renew or extend leases and options 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 t	
Street address of above described property: 9202 S. Normal, Chicago, IL 60620-2327	

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, or 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, her, 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.

If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of 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.

all might on hangfit under and by vietus of any

statutes of the State of Illinois, providing it is exemption of	homesteads from sale on execution or otherwise.		
In Witness Whereof, the Grantor(s) aforesaid has/have hereunt	o set his/her/their hand and seal this 19th day of March,		
Frank / (Scri) (Scal)			
Frank Nelson, by Tracie R. Porter, Attorney in Fact (Seal)			
) SS HEREBY CERTIF	a Notary Public, in and for said County, in the State aforesaid, DO Y that Frank Nelson, by Tracie R. Porter pursuant		
COUNTY OF Cook personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that			
a Power of Attorney he/she/they signed, sealed, and delivered the said instruments as his/her/their free and voluntary act, for the uses and purposed there is set forth, including the release and waiver of the right of homestead.			
Giver Gaty Spatend Notatial Seal this 19th cay o March, 2001. KATHIE J. BUTTS Notary Public, State of Illinois My Commission Exp. 03/02/2002 Notary Public			
Mail this recorded instrument to:	Mail future tax bills to:		
Tracie R. Porter Barnes & Thornburg 2600 Chase Plaza 10 S. LaSalle Street Chicago, IL 60603	Tracie R. Porter c/o Ray M. Nelson 1161 Stewart Calumet City, IL 60409		
This instrument prepared by:			
Tracie R. Porter Barnes & Thornburg	C _T C		
2600 Chase Plaza 10 S. LaSalle Street Chicago II 60603	GUARANTY TRUST		

to

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 <u>MArcin 19</u> , 20 <u>01</u>	Signature:
	Grantor or Agent
0	
Subscribed and sword to before	
me by the said	"OFFICIAL STALE
this 191h day of March, 2001	KATHIEL RITTE
Notary Public Nathus, Dutt	Notary Public, State of Ulisobs
	May Commission Exp. 03/02/2002
	es that the name of the grantee shown on the deed or
	st is either a natural person, an Illinois corporation or
	ss c. acquire and hold title to real estate in Illinois, a
-	ire and hold title to real estate in Illinois, or other entity
recognized as a person and authorized to do b	usiness or acquire and hold title to real estate under the
laws of the State of Illinois.	GUARANTY TRUST COMPANY
Dated March 19, 2001	B. D. Hull
Dated [1010 11 19 , 20 01	Signature: William William
	Grante₂ or Agent
	CVA A

Subscribed and sworn to before me by the said

this 194h day of March., 2001

Notary Public Valle

"OFFICIAL SEAL"
KATHIE J. BUTTS
Notary Public, State of Illinois

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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