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Chicago Title & Trust Company

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Cook County Recorder

25.00

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WARRANTY DEED IN TRUST

THIS INDENTURE WITNESSTH, That the grantor(s) ANTHONY J. SEMMA, Married to Laureen M. Semma and LAUREEN M. SEMMA, Married & Anthony J. Semma of the County of Cook and State of Illinois for and in consideration of TEN & 00/100 DCLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) unto COSMOPOLITAN BANK & TRUST, a corporation of Illinois, whose address is 801 No. Clark Street, Chicago, Illinois 60610 as Trustee under the provisions of a trust agreement dated the December 12, 1997, known as Trust Number 30743 the following described Real estate in the County of Cook and State of Illinois, to wit:

THE EAST 1/2 OF LOT 47 AND ALL OF LOT 48 17 BLOCK 14 IN THE SUBDIVISION OF BLOCKS 9 TO 16 INCLUSIVE IN MARTIN LUTHER COLLEGE SUBDIVISION OF THE NORTH 1/2 OF THE NORTHEAST 1/4, OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 13 I AST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

THIS IS NOT HOMESTEAD PROPERTY.

SUBJECT TO: 2000-2nd Installment and subsequent years Real Estate Taxes, Covenants, Conditions, Easements and Restrictions of Pubic Record.

PERMANENT TAX NUMBER: 13-20-208-034-0000

VOLUME NUMBER: 345

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusis 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 submyide 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

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THIS ENDENTURED WITNESSTH, That the grance (I) ANTHONY I, SEVINA Mercel to Laureen'N Loruma and LAIMEEN M. SHMMA. Married to Author I. Sennae of the County of Cork and State of Hingis for and in consideration of TEN & 60/160 TOULARS, and other good and relaable considerance in hand paid. (ORVEYS) and WARKANTYS) must (OSMOPOLITAN BANK & INUSE, a capporation of the oil, whose address is 801 No. (Table Street, Claerage, Throck 60/610 as Treater andre the provisions of a treater, expect described 12, 1992 known as Treat Number 40/42 the following described Real estate in the County of County of State of Illinois, to who

THE EAST 1/2 OF LOT 47 AND ALL OF LOT IS IN BLOCK OF THE SUBDIVISION OF BLOCKS 9 TO 16 ROCLUSIVE IN MARTIN LITTIER COLLEGE SUBDIVISION OF THE NORTH 1/2 OF THE NORTHEAST 1/4. OF SECTION 38 TURNSHIP 18 NORTH, RANGE IS LAST OF THE THIRD PRINCIPAL MERLDAN, IN COOK COLWTY, ILLINGS

THIS IS NOT EIGHTEAD PROPERTY.

EXPLEXIVE TO: 2000-And Installment and sub-watern years lead Exact Traces, Community, Conductors, Edscending with Residual to Residual Res

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TO HAVE AND ITS LOCK Dates said property with the apparentances upon the trusts and for the uses and purposes its own and in said trust safe was set forth.

Full hower and with only is hereby granted to said unsine in adjective, number, protect and subdivide held premises or any part thereast, to diamic puties, streets, highways or others and to vacale any subdivision or part thereof, and to rembdivide and projects as often as desired to contrast to great obtions to purchase, to sell ourney terms, to convey cities whith or without consideration, it convey said promises or my part theroof to a successor of successors in trast and to great to such soccessor or structures in trust all of the neigh, coluin, convex and authorities vested in said trustee, to denice, to deflecte, to morngage, pleige or otherwise encumber seid property, or any part thereof, to leace shirt projecty, or my part thereof. Rom time to time in possession or reserviou, by kneed to commence in provident or future. and upon any tarrer and for any period or periods of time, not exceeding in the case of any single demise the term of tox years and to renew or extend lesses upon any terms and for any period of periods of time and to unused change or modify leases and the terms and provincing thereof at any arms or times increasing the content to dialso leases and to great appears to leave and relieve to renew leaves and options to parcing the wholesor any pair of the reversion and to compare respecting the triannel of fixing the amount of present or theme century, it partition or to executive said paragraph, or day part thereof, the editor real or personal property, in grant cusconcits or citargus of any kind, in release convey or assign any right, this or interest it or about or encount apportune to said promises or any part chancel, and to deat with said property and every part thoract in all other verys and for such other considerations as a world be lawful for any person owning the same to dold with this supre, whether similar to or different from the ways chove questified, at any arms or

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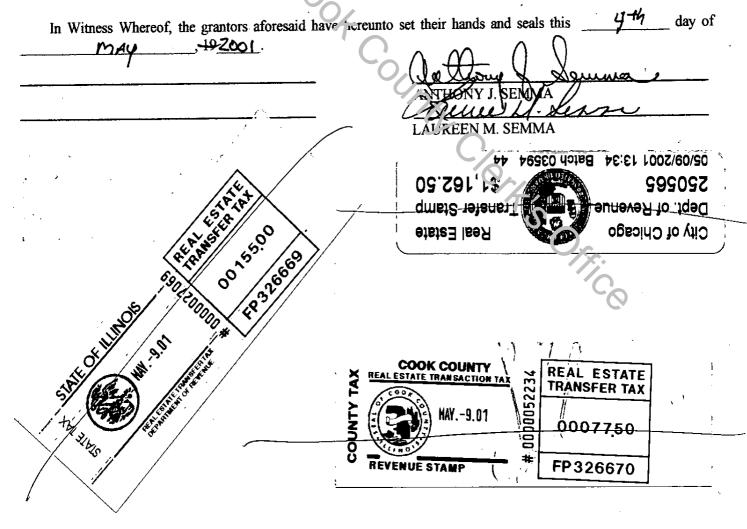
times hereafter.

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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 grantors hereby expressly wair e(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.



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