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1539/0005 03 001 Page 1 of 4  
2000-02-22 09:01:05  
Cook County Recorder 27.50

WARRANTY DEED  
(Individual to Trust)

THE GRANTOR, Miriam U. Hoover, a widow, whose address is P.O. Box 330, Glencoe, Cook County, Illinois 60022, for good and valuable consideration in hand paid, CONVEYS and WARRANTS all interest in the below described real estate in the County of Cook and State of Illinois to Michael A. Leppen, whose address is P.O. Box 330, Glencoe, Cook County, Illinois 60022, not individually but as a Trustee of the Miriam U. Hoover Residence Trust (hereinafter referred to as the "Trustee") and unto all and every successor or successors in trust under said Trust Agreement, to wit:

UNIT NUMBER 13 IN 1418 NORTH LAKE SHORE DRIVE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 7 AND 8 (EXCEPT THE NORTH 5 FEET) IN POTTER PALMER'S SUBDIVISION OF LOTS 1 TO 22 INCLUSIVE IN BLOCK 4 IN THE CATHOLIC BISHOP OF CHICAGO'S LAKE SHORE DRIVE ADDITION, A SUBDIVISION IN SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'D' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 27057167 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

P.I.N.: 17-03-103-029-1012

Address of Real Estate: Unit 13, 1418 North Lake Shore Drive  
Chicago, Cook County, Illinois 60610

Subject to (1) covenants, conditions and restrictions of record provided the same do not interfere with the use of the unit or the property as a residence; (2) public and utility easements; (3) leases and tenancies which affect the common elements only; and (4) general real estate taxes for the year 1999 and subsequent years.

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:

The Trustee shall have full power and authority to sell at public or private sale, contract to sell, grant options to purchase, convey, exchange, divide, partition, transfer and otherwise deal with any property for such price and upon such terms as the Trustee deems advisable, except as otherwise expressly provided in the Trust Agreement; to cause any property to be held or registered in a Trustee's name individually, in the name of a nominee or in such other form as the Trustee deems best, in each case without disclosing the trust relationship and without retaining possession and control of any securities or other property so held or registered; to make leases and subleases and grant options to lease for any period of time, though commencing in the future or extending beyond the duration of a trust; to operate, maintain, improve, rehabilitate, alter, demolish, abandon, release or dedicate any real property; to develop or subdivide real property, grant easements and take any other action with respect to real property that an individual owner could take; to borrow money from any lender, including a Trustee individually, to extend or renew any existing indebtedness and to mortgage, pledge or otherwise encumber any property; to employ and compensate separately lawyers, accountants, brokers, investment advisors and other agents, and to delegate to them such powers as the Trustee deems advisable; to take any action that an individual owner of property could take to conserve or realize upon the value of such property (including any property subject to foreclosure or reorganization); to divide or distribute any property in undivided interests or in kind, or partly in cash and partly in kind; to value property so divided or distributed; to sell any property in order to make division or distribution; to assign any property in kind, or any undivided interest in property, to a trust and to make joint investments on behalf of any two or more trusts; to execute contracts, notes, conveyances and other instruments, whether or not containing covenants and warranties binding upon and creating a charge against a trust or excluding personal liability; and to perform other acts necessary or appropriate for the proper administration of a trust, execute and deliver necessary instruments and give full receipts and discharges.

No person dealing with the Trustee shall be under any obligation to see to the application of any money paid to the Trustee or to inquire into the validity or propriety of any act of the Trustee or into any of the provisions of the Trust Agreement. Any person dealing with the Trustee may assume that the trust is in full force and effect. Legal title to the property of the trust shall be and remain vested in the Trustee from time to time acting without any transfer by or to any retiring or incoming Trustee.

And the said Grantor hereby expressly waives and releases 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.

DATED this 1 day of February, 2000.

Exempt under provisions of paragraph(c).  
Section 4, of the Real Estate Transfer  
Tax Act. Dated this 1st day of Feb, 2000.

[Signature]  
Signature of Buyer-Seller or Agent

Miriam U. Hoover  
Miriam U. Hoover

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State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that MIRIAM U. HOOVER, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 official seal, this 1 day of February, 2000



Michael A. Leppen  
Notary Public

This instrument was prepared by Thomas E. Swaney, Sidley & Austin, Bank One Plaza, 10 South Dearborn Street, Chicago, Illinois.

MAIL TO:  
Thomas E. Swaney  
Sidley & Austin  
Bank One Plaza  
10 South Dearborn Street  
Chicago, Illinois 60603

SEND SUBSEQUENT TAX BILLS TO:  
Mr. Michael A. Leppen, Trustee  
P.O. Box 330  
Glencoe, Illinois 60022

SWORN EXEMPT STATEMENT

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: February 1, 2000

Signature: [Handwritten Signature]

Subscribed and Sworn to before me by the said Notary Public this 1st day of February 2000



Notary Public [Handwritten Signature: Jane Connie McCleendon]

The grantee 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: February 1, 2000

Signature: [Handwritten Signature]

Subscribed and Sworn before me by the said Notary Public this 1st day of February 2000



Notary Public [Handwritten Signature: Jane Connie McCleendon]