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Cook County Recorder 25.50

**DEED IN TRUST**  
**(Individual to Trustee)**

*Prepared By and Mail to:*

Steven K. Norgaard, P.C.  
493 Duane Street  
Glen Ellyn, IL 60137

*Name and Address of Taxpayer/Grantee:*

Elizabeth J. O'Malley, trustee  
7730 W. Fargo Avenue  
Chicago, Illinois 60631



0020124288

Recorder's Stamp

THIS INDENTURE WITNESSETH, THAT THE GRANTOR(S), **Elizabeth Jane O'Malley**, a widow and not since remarried, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, the receipt and sufficiency of which is hereby acknowledged, **CONVEY(S) and WARRANT(S)** unto **Elizabeth Jane O'Malley and Francis W. O'Malley, not individually, but as trustees under the provisions of a trust instrument known as the Elizabeth Jane O'Malley 2001 Trust dated December 31, 2001** (as amended from time to time, the "Trust") and unto all and every successor or successors in trust under the Trust (the named individual, with all successors, is referred to herein as the "Trustee"), the following described real estate (the "Real Estate").

LOT 17 (EXCEPT THE WEST 24 FEET THEREOF) ALL OF LOT 16 AND THE WEST 6 FEET OF LOT 15 ALL IN BLOCK 49 IN HULBERT MILWAUKEE AVENUE SUBDIVISION IN SECTION 25, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: General real estate taxes for 2001 and subsequent years; special assessments confirmed after this date; building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances; easements for public utilities; drainage ditches, feeders, laterals and drain tile, pipe or other conduit.

Common Address: 7730 W. Fargo Avenue  
Chicago, Illinois 60631

Property Index Number: 09-25-312-041

TO HAVE AND HOLD the Real Estate with the appurtenances, upon the trusts and for the uses and purposes set forth herein and in the Trust.

In addition to all of the powers and authority granted to the Trustee by the terms of the Trust, full power and authority is hereby granted to the Trustee to protect, conserve and to sell, lease, encumber, mortgage, and otherwise to manage and dispose of the Real Estate, including, without limitation, to improve, and subdivide the Real Estate or any part thereof, to dedicate parks, streets, highways or alleys and 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, and to convey, either with or without consideration, both the legal and beneficial interest in the Real Estate; to convey the Real Estate 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 the Trustee; to donate, dedicate, mortgage, pledge or otherwise encumber both the legal and beneficial interest in the Real Estate, or any part thereof; to lease the Real Estate or any part thereof, from time to time, in possession or reversion, by leases to commence at the present or in the future, 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 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 or title or interest, both legal and beneficial, in or about or easement appurtenant to the Real Estate or any part thereof, and to deal with the Real Estate and

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Property of Cook County Clerk's Office

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 the Trustee in relation to the Real Estate, or to whom the Real Estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by the Trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on the Real Estate, or be obliged to see that the terms of this deed in trust or the Trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the Trustee, or be obliged or privileged to inquire into any of the terms of the Trust, and every deed, trust deed, mortgage, lease or other instrument executed by the Trustee in relation to the 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 the Trust is 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 the Trust or in some amendment thereof and binding upon all beneficiaries thereunder, (c) that the 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 by 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 their predecessors in trust.

The interest of each and every beneficiary under the Trust 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 the 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 the Real Estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

The GRANTOR(S) hereby expressly waive(s) and release(s) 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 has/have set his/her/their hand and seal this 22<sup>nd</sup> day of January, 2002.

Elizabeth Jane O'Malley  
Elizabeth Jane O'Malley

STATE OF ILLINOIS )  
  )SS.  
COUNTY OF cook )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Elizabeth Jane O'Malley, personally known to me to be the same persons whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered 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 22<sup>nd</sup> day of January, 2002.

Carol Brown  
Notary Public

My Commission Expires: 3/23/02



Exempt under provisions of Paragraph e, Section 4,  
Real Estate Transfer Tax Act.  
1/22/02 Date  
Steve Ugo Buyer, Seller or Representative

STATEMENT BY GRANTOR AND GRANTEE

The grantor or the grantor's agent affirms that, to the best of his or her 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 and hold title to real estate under the laws of the State of Illinois.

Dated 1/22/02

[Signature]  
Signature of Grantor or Agent

Subscribed and sworn to before me this

22<sup>nd</sup> day of January, 2002  
Day Month Year



Colleen M. Goddard  
Notary Public

The grantee or the grantee's 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, 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 and hold title to real estate under the laws of the State of Illinois.

Dated 1/22/02

[Signature]  
Signature of Grantee or Agent

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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

Subscribed and sworn to before me this

22<sup>nd</sup> day of January, 2002  
Day Month Year



Colleen M. Goddard  
Notary Public