

# UNOFFICIAL COPY

02065194

## DEED IN TRUST

THIS INDENTURE WITNESSETH, that the Grantor, ALBERT F. MOORE, married to MARCELLA M. MOORE, of Evergreen Park, Illinois, of the County of Cook and State of Illinois, for and in consideration of TEN AND 00/100 (\$10.00) DOLLARS, and other good and valuable consideration, in hand paid, conveys and warrants unto ALBERT F. MOORE, SR., as Trustee under the ALBERT F. MOORE LIVING TRUST DATED SEPTEMBER 9, 1992, the following described real estate in the County of Cook and State of Illinois, to wit:

THE SOUTH 225 FEET OF BLOCK 9 IN FREDERICK H. BARTLETT'S HARLEM AVENUE ACRES, A SUBDIVISION OF THE NORTH 45 ACRES OF THE SOUTH 50 ACRES (EXCEPT THE WEST 17 FEET CONVEYED TO RAILROAD) OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 23-01-209-003-0000

COMMON ADDRESS: 8070-28 South Elst Avenue  
Bridgeview, Illinois 60455

THIS IS NOT HOMESTEAD PROPERTY OCCUPIED BY THE GRANTOR AND/OR HIS SPOUSE

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.

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 premises as often as desired, to contract to sell, to grant options to purchase, to call on any terms, to convey either with or without conviction, to convey said premises or any part thereof to a 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 present or 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 99 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 concerning appurtenances 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, 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, or their predecessor in trust.

And the said Grantor hereby expressly waives and releases any right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from the sale or execution or otherwise.

IN WITNESS WHEREOF, the Grantor aforesaid has hereunto set his hand and seal by affixing his signature this 20<sup>th</sup> day of December, 1993.

Exempt under Section 4(e) of the Real Estate Transfer Tax Act.

Albert F. Moore Sr.  
ALBERT F. MOORE, SR.

STATE OF ILLINOIS  
COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that ALBERT F. MOORE, married to MARCELLA M. MOORE, 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 he signed, sealed, and delivered the said instrument as his 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 20<sup>th</sup> day of December, 1993.

RECORDING # 25.00  
03065194 #

SUBTOTAL 25.00  
CHECK 25.00

"OFFICIAL SEAL"  
LILLIAN LUNA

NOTARY PUBLIC  
My Comm. expires on 12/27/93

1 PURC CTR  
0007 MCH 10:37

THIS DOCUMENT PREPARED BY:

Thomas F. Courtney & Associates  
7000 West 127th Street  
Palos Heights, Illinois 60463

COOK COUNTY  
RECORDER  
ESSEX ST  
BRIDGEVIEW OFFICE

\$ 25.00

BOX #49

This deed is exempt from Illinois Real Estate Transfer Tax pursuant to C. 120, Sec. 1004, para. 4  
Date: 12-27-93

6155000

# UNOFFICIAL COPY

## STATEMENT FOR 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 and hold title to real estate in Illinois.

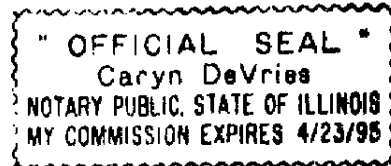
Dated: December 22, 1993

Signature: \_\_\_\_\_  
Grantor or Agent

Subscribed and sworn to before me this 22 day of December, 1993, A.D.

02095194

Caryn DeVries  
Notary Public



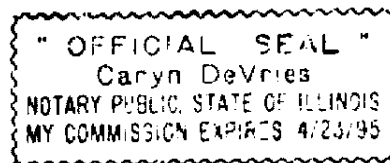
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois Corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 in Illinois.

Dated: December 22, 1993

Signature: \_\_\_\_\_  
Grantee or Agent

Subscribed and sworn to before me this 22<sup>nd</sup> day of December, 1993, A.D.

Caryn DeVries  
Notary Public



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.)