

UNOFFICIAL COPY

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WARRANTY DEED IN TRUST

1-10-20

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor(s) MICHAEL F. CONTI AND LOIS M. CONTI, HIS WIFE,

of the County of Cook and State of Illinois for and in consideration of Ten and no/100 Dollars, and other good and valuable considerations in hand paid, Convey and warrant unto PARKWAY BANK AND TRUST COMPANY, 4800 N. Harlem Avenue, Harwood Heights, Illinois 60656, an Illinois banking corporation, its successor or successors, as Trustee under the provisions of a trust agreement dated the 17th day of January 19 89, known as Trust Number 8914, the following described real estate in the County of Cook and the State of Illinois, to-wit:

LOT 8 IN FEUERBORN AND KLODE'S HOME RIDGE SUBDIVISION OF PART OF LOT 3, IN CHRISTIAN GRUPE'S SUBDIVISION IN THE SOUTH EAST 1/4 OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trust 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 redivide said property as often as he or she shall see fit, 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 devote, 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 lease 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 lease the term of 100 years, and to renew or extend leases upon any terms and for any period or periods of time, not exceeding in the case of any single lease the term of 100 years, and to make leases upon any terms and for any period or periods of time, not exceeding in the case of any single lease the term of 100 years, and to make leases upon any terms and for any period or periods of time, not exceeding in the case of any single lease the term of 100 years, hereafter, to contract to make leases and to grant options to lease and to renew or extend leases and the terms and provisions thereof at any time or times in any manner of doing the amount of present or future rentals, in 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 do with said property and every part thereof in all other ways and for such other considerations as it would be lawful for any person meeting 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 the 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 such conveyance 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 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 in and 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 or 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 any 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.

And, the said grantor(s) hereby expressly waive 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.

In Witness Whereof, the grantor(s) Michael F. Conti and Lois M. Conti do hereby certify that Michael F. Conti and Lois M. Conti personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me the day in person and acknowledged that they executed the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Notary Public, State of Illinois
My Commission Expires 8/3/99

THIS INSTRUMENT WAS PREPARED BY: David C. Ansani
1411 W. Peterson
Park Ridge, IL 60068

DEPT. OF REVENUE
126666 TRANSFER TAX
2010 34 119 708833
COOK COUNTY RECORDER

State of Illinois }
County of Cook } ss
I, Mary Ann Nicolosi, a Notary Public in and for said County, in the state of Illinois do hereby certify that Michael F. Conti and Lois M. Conti, his wife,

"OFFICIAL SEAL"
Mary Ann Nicolosi
Notary Public, State of Illinois
My Commission Expires 8/3/99

PARKWAY BANK AND TRUST COMPANY
4800 North Harlem Avenue
Harwood Heights, Illinois 60656
Box 282

408 N. Western
Park Ridge, IL 60068

For information only insert street address of above described property

EXEMPT UNDER PROVISIONS OF PARAGRAPH 5 SECTION 4, REAL ESTATE TRANSFER TAX ACT

9/30/93
Date

REVENUE STAMPS

03070883

Document Number

25.50

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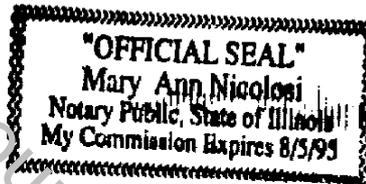
STATEMENT BY GRANTOR AND GRANTEE

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 September 30, 1993 Signature Lois M. Conti
Grantor or Agent

SUBSCRIBED & SWORN to
before me by the said
LOIS M. CONTI
this 30th day of
September, 1993.

Mary Ann Nicolosi
Notary Public

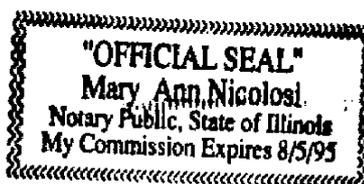


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Dated September 30, 1993 Signature Lois M. Conti
Grantee or Agent

SUBSCRIBED & SWORN to
before me by the said
LOIS M. CONTI
this 30th day of
September, 1993.

Mary Ann Nicolosi
Notary Public



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