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0310616151

Eugene "Gene" Moore Fee: \$30.50
Cook County Recorder of Deeds
Date: 04/16/2003 12:40 PM Pg: 1 of 4

THE ABOVE SPACE FOR RECORDER'S USE ONLY

This Indenture Witnesseth, That the Grantor Rachel Aviles Divorsee Women Her Sole and
Separate Property

of the County of Cook and the State of Illinois for and in consideration of
Ten and no/100 (\$10.00)

and other good and valuable consideration in hand paid, Convey_s and Warrant_s unto
Jonathan D. Ligon Sr., its successor or successors as Trustee under the provisions of a trust
agreement dated the 1st day of April, 2003 known as Trust Number
4948 W. St Paul Street Land Trust the following described real estate in the County of Cook and State of
Illinois, to-wit:

LOTS 51 AND 52 IN BLOCK 10 IN URBAIN,
BEING CHARLES B HOSMER'S SUBDIVISION
OF PART OF THE SOUTH EAST 1/4 OF SECTION 33,
TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE
THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY,
ILLINOIS.

P.I.N. 13-33-413-047-0000
13-33-413-048

Prepared By: Tony Velez P.O. Box 411533 Chicago, Illinois 60641

Property Address: 4948 W. St Paul Street, Chicago, Il 60639

Permanent Real Estate Index No.

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State of ILLINOIS

S.S.

County of COOK

I, Silma Fonseca a

Notary Public in and for said County, in State aforesaid, do hereby certify that RACHEL AVILES

Rachel Aviles

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

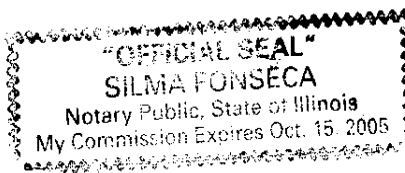
delivered the said instrument as _____ free and voluntary act,

for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand seal this 3rd day of April A.D. 2003

Silma Fonseca

Notary Public.



DEED IN TRUST
Warranty Deed

Address of Property

4948 W. ST PAUL ST.
Chicago, Illinois, 60639

To Trustee
Jonathan D. Ligon Sr

Trustee Address:

Jonathan D. Ligon Sr
105 E. Vallette Ave.
PMB 1125
Eimhurst, Illinois 60126

Property of Cook County Clerk's Office

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To have and to hold the said premises with the appurtenances, upon the trusts and for uses and purposes herein and in said trust agreement set forth.

Full power and authority is hereby granted to said trustee to improve, 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 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 in 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 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.

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.

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 in the 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 cases made and provided.

And the said grantor RACHEL AVILES hereby expressly waive 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 aforsaid has hereunto set his hand and seal 1st this April day of 2003

(SEAL) Rachel Aviles

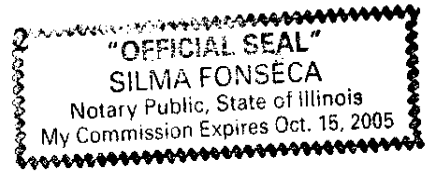
RACHEL AVILES

(SEAL)

(SEAL) _____

Silma Fonseca

(SEAL)



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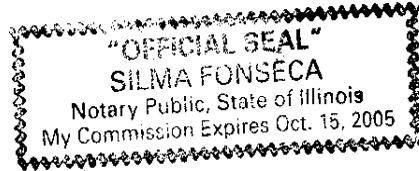
EXEMPT AND ABI TRANSFER DECLARATION STATEMENT REQUIRED UNDER PUBLIC ACT 87-543 COOK COUNTY ONLY

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 April 1, 2003

Signature: Rachel Aviles
Grantor or Agent

Subscribed and sworn to before
me by the Said RACHEL AVILES
this 3rd day of April
2003
Notary Public Silma Fonseca

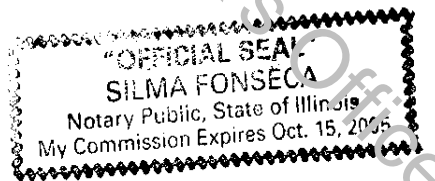


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a 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 April 1, 2003

Signature: Rachel Aviles
Grantee or Agent

Subscribed and sworn to before
me by the Said RACHEL AVILES
this 3rd day of April
2003
Notary Public Silma Fonseca



Note: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a mass C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offense.

(Attach to deed or ABI to be recorded in Cook County, Illinois, is exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)