

UNOFFICIAL COPY

DEED IN TRUST

MAIL RECORDED DEED TO:
PEOTONE BANK AND TRUST
TRUST DEPARTMENT
200 W. CORNING
PEOTONE, IL 60468



Doc#: 0328150455
Eugene "Gene" Moore Fee: \$30.50
Cook County Recorder of Deeds
Date: 10/08/2003 03:46 PM Pg: 1 of 4

PREPARED BY:
Thomas A. Brown

Swanson & Brown, Ltd.
12600 S. Harlem Avenue
Palos Heights, IL 60463

NOTE: This space is for Recorder's Use Only

THIS INDENTURE WITNESSETH, That the Grantor(s)
RENAISSANCE BY EAST BAY DG, INC., AN ILLINOIS CORPORATION
11415 S. Harlem Avenue, North, IL 60462

of the County of Cook and State of Illinois
for and in consideration of TEN DOLLARS AND NO CENTS, and other good and
valuable considerations in hand and paid, Conveys and Quit Claims
unto PEOTONE BANK AND TRUST, 200 W. CORNING, PEOTONE, ILLINOIS 60468, an
Illinois Banking Corporation, as Trustee under the provisions of a trust
agreement dated the 7th day of July 19 2003 and known as Trust
Number 9-1349, the following described real estate in the County of
Cook and the State of Illinois, to-wit:

LOT 8 IN BLOCK 96 IN ROBERT BARTLETT'S HOMESTEAD DEVELOPMENT NO. 10, BEING A
SUBDIVISION OF THAT PART LYING EAST OF THE EAST LINE OF SOUTH 76th AVENUE, OF THE
WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 25, TOWNSHIP 37 NORTH, RANGE 12,
EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN NO. 23-25-410-008

COMMONLY KNOWN AS: 12422 SOUTH HAROLD AVENUE, PALOS HEIGHTS, ILLINOIS 60463

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.

And the said 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 aforesaid has hereunto set their
hands and seals this 7th day of July, 19 2003.

JAMES POHL, PRESIDENT
Renaissance by East Bay DG, Inc.

EDWARD JACKOWIAK, SECRETARY

THE TERMS AND CONDITIONS APPEARING ON PAGES 2 AND 3 OF THIS INSTRUMENT ARE
MADE A PART HEREOF. THIS IS PAGE 1 OF 3

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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 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 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 predecessors in trust.

THIS DOCUMENT CONTAINS 3 PAGES.

THIS IS PAGE 2 of 3.

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DEED IN TRUST (PAGE 3 OF 3)

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 all 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.

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 JAMES POHL, PRESIDENT and

EDWARD JACKOWIAK, SECRETARY
who personally known to me to be the same persons whose names are subscribed to the foregoing instrument appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own 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 7th day of July, ~~19~~ 2003.

Joyce E. Werner
Notary Public

My commission expires 7-19-05



NAME AND ADDRESS OF TAXPAYER

Renaissance By East Bay DG, Inc.
11415 S. Harlem Avenue
Worth, IL 60482

COUNTY-ILLINOIS TRANSFER STAMPS

EXEMPT UNDER PROVISIONS OF PARAGRAPH e SECTION 4, REAL ESTATE TRANSFER ACT.

DATE: July 7, 2003

JAMES POHL
Buyer, Seller or Representative
JAMES POHL, PRESIDENT
Renaissance by East Bay DG, Inc.

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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 7/7/, 2003

Signature: [Signature]
Grantor or Agent

Given under my hand and notarial seal this 7th day of July, 2003.



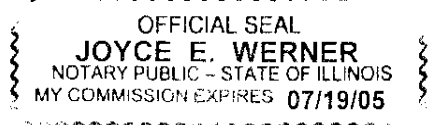
[Signature]
Notary Public

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 of 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 7/7/, 2003

Signature: [Signature]
Grantee or Agent

Given under my hand and notarial seal this 7th day of July, 2003.



[Signature]
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 ABL to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)