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Doc#: 0328818153 Eugene "Gene" Moore Fee: \$28.00 Cook County Recorder of Deeds Date: 10/15/2003 04:36 PM Pg: 1 of 3

DEED IN TRUST (Illinois)

(The Above Space for Recorder's Use Only)

THE GRANTOR, Porothy C. Wachowski, of the County of Cook and State of Illinois, for and in consideration of TEN AND NO/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS unto Dorothy C. Wachowski, Mary T. Wichowski, Raymond J. Wachowski and Judith M. Miller, as Trustee under the provisions of a trust agreement dated the 15th day of November, 1991, and known as the Wachowski Family Revocable Trust U/A/D 11/19/91(hereinafter referred to as 'said trustee,' regardless of the number of trustees) and unto all and every successor or successors in trust under said trust agreement, the following described real estate in the County of Cook and State of Illinois, to wit:

Lot Seven (7) in Block Two (2) in Thomas Prendergast's Subdivision of the West 505.37 feet of the Northeast Quarter (1/4) (except the North 99.0 feet thereof) of the Southwest Quarter (1/4) of the Northwest Quarter (1/4) of factional Section 32, Township 37 North, Range 15 East of the Third Frincipal Meridian, according to Plat thereof registered in the Office of the Registrar of Titles of Cook County, Illinois, on March 14, 1955 as Document No. 1581170.

I hereby declare this Deed represents a transaction exempt under the provisions of IE, 35 ILCS 200/31-45 of the Real Estate Transfer Tax Lew IE, \$6 of the Cook County Real Property Transfer Tax Ordinance, and IE of Chap. 3-33-060 of the Chicago Real Property Transfer Tax Ordinance.

Dated: 04 2, 2003

Signed;

Kelli Chase Plotz Storney

Permanent Real Estate Index Number(s):26-32-115-019-0000 Address of Real Estate: 13236 South Avenue L, Chicago, IL 60633

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and fur the uses and purposes herein and in said trust agreement set forth.

Full power and authority are hereby granted to said trustee to improve, manage, protect and sub in de said premises or any part thereof: to dedicate parks, streets, highways or alleys; 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 and to amend, change or modify leases 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 of 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

Box 65 G. Kelly

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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, aviils and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be prosonal 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 case made and provided.

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

day of September, 2003. In Witness Whereof, the grantor aforesaid have hereunto set her hand and seal this 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 Dorothy C. Wachowski, personally known to me to be the same person who come 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 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 seal this

10-7-03 Commission expires:

NOT ARE PUBLIC, STATE OF ILLINOIS

Oct.

This instrument prepared by: Kelli Chase Plotz, Katten Muchin Zavis Rosenman, 525 W. Monroe St., Suite 1600, Chicago, Illinois 60661-3693

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

Kelli Chase Plotz Katten Muchin Zavis Rosenman 525 W. Monroe St., Suite 1600 Chicago, Illinois 60661-3693

Dorothy C. Wachowski, Co-Trustee Wachowski Family Revocable Trust U/A/D 11/19/91 13236 South Avenue L Chicago, Illinois 60633

Box 65

UNOFFICIAL COPY

GRANTOR-GRANTEE
AFFIDAVIT
(for Exempt Transactions)

(The Above Space for Recorder's Use Only)

The seller/assigno: or agent thereof hereby certifies that, to the best of his knowledge, the name of the buyer/assignee 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, or other entity recognized as a person or authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person or authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

GRANTOR:

DOROŢĦŶ Ç, WACHO	WSKI, INDIVIDUALLY
	A. J.
y: Den Chale	let (/
K. Thi Chase Plotz, Agent T	8
	-

Subscribed and sworn to before me by the said Kelli Chase Volz this 2nd day of October, 2003

Slova M. Penea-Kelly NOTARY PUBLIC "OFFICIAL SEAL"

CLORIA M. REVERON-KELLY

Notary Public, State of Illinois

The **buyer/assignee** or agent thereof hereby certifies that, to the best of his knit winding the house designment 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 in authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

"OFFICIAL SEAL"
GLORIA M. REVERON-KELLY
Notary Public, State of Illinois
My Commission Exoires Aug. 8, 2005

GRANTEE:

DOROTHY C. WACHOWSKI, MARY T. WACHOWSKI, RAYMOND J. WACHOWSKI AND JUDITH M. MILLER, COTRUSTEES OF THE WACHOWSKI FAMILY REVOCABLE TRUST 1/4A/D 11/19/91

(2 /1/

Kelli Chase Plotz, Ager

Subscribed and sworn to before me by the said Kelli Chase Plotz this 2nd day of October, 2003.

NOTARY PUBLIC

After recording, return to: Kelli Chase Plotz, Attorney, Katten Muchin Zavis Rosenman, 525 W. Monroe St., Ste. 1600, Chicago, 11 60661-3693