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QUIT CLAIM DEED IN TRUST



Doc#: 0330749000  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 11/03/2003 09:24 AM Pg: 1 of 3

EXEMPT UNDER THE PROVISIONS OF  
35 ILCS 200/31-45, PARAGRAPH E  
REAL ESTATE TRANSFER TAX LAW

10/16/03 [Signature]  
DATE REPRESENTATIVE

The above space is for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor(s) Loretta T. Davis, a single person  
never married 5925 W. Patterson, Chicago, Illinois 60634

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 considerations in hand, paid, Convey and quit claim 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 16th  
day of October 20 03, known as Trust Number 13658, the following described real estate in the  
County of Cook and State of Illinois, to-wit:

THE EAST 31 FEET OF LOT 154 IN KOESTER AND ZANDER'S ADDITION TO  
WEST IRVING PARK, A SUBDIVISION OF THE SOUTH 1/2 OF THE NORTH EAST  
1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD  
PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N. 13-30-228-009-0000

**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 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 futuro,  
and upon any terms and for any period or periods of time, not exceeding 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

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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 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.

And the said grantor \_\_\_\_\_ 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 \_\_\_\_\_ aforesaid has \_\_\_\_\_ hereunto set \_\_\_\_\_ her \_\_\_\_\_ hand \_\_\_\_\_ and seal \_\_\_\_\_ this 16th day of October 2003

Loretta T. Davis  
Loretta T. Davis

THIS INSTRUMENT WAS PREPARED BY: Richard A. Hirschenbein, Esq.  
4363 N. Harlem Ave., Norridge, Illinois 60706

STATE OF ILLINOIS }  
COUNTY OF COOK } SS.

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby certify that Loretta T. Davis, a single person  
never married

personally known to me to be the same person \_\_\_\_\_ whose name \_\_\_\_\_ 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 notarial seal this 16th day of Oct. 2003

Eileen F. Thies  
Notary Public

5925 W. Patterson  
Chicago, Illinois 60634

**PARKWAY BANK AND TRUST COMPANY**  
**4800 NORTH HARLEM AVENUE**  
**HARWOOD HEIGHTS, ILLINOIS 60706**  
**RECORDER'S BOX 282**

For information only insert street address of  
above described property

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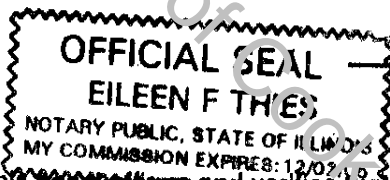
## STATEMENT BY GRANTOR AND GRANTEE

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 10-16, 2003 Signature: Loretta J. Davis  
Grantor or Agent

Subscribed and sworn to before me by the said \_\_\_\_\_ this

16th day of Oct, 2003



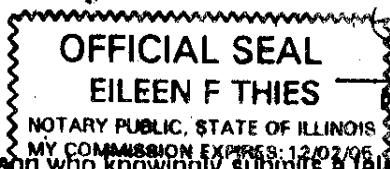
Eileen F. Thies  
Notary Public

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 10-16, 2003 Signature: Loretta J. Davis  
Grantee or Agent

Subscribed and sworn to before me by the said \_\_\_\_\_ this

16th day of Oct, 2003



Eileen F. Thies  
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.)