UNOFFICIAL COPY

DEED IN TRUST

Page 1 of 3 Pages



0335346045

Eugene "Gene" Moore Fee: \$30.00 Cook County Recorder of Deeds

Date: 12/19/2003 11:32 AM Pg: 1 of 4

MAIL RECORDED DEED TO:

DAVID C. DINEFF Attorney at Law 7936 W. 87th Street 60458 Justice, IL

TAX BLLLS TO:

BRIDGEVIEW Trust No. 1-3068 8000 S. 84th Court 60458 Justice, IL

DONALD PUDLOWSKI, JR. THIS INDENTURE, WITNESSETH, that the Grantor(s), divorced and not remarried of the County of COOK, and State of Elinois for and in consideration of Ten and no/100ths----(\$10.00)--Dollars, and other good and valuable considerations in hand paid, Conveys and Warrants unto BRIDGEVIEW BANK AND TRUST, an Illinois Corporation, 7940 South Farrem Avenue, Bridgeview, Illinois 60455, as Trustee under the provisions of a Trust Agreement dated the 28th day of capper , 2003 and known as Trust Number 1-3068, the following described real estate in in County of COOK and State of Illinois, to-wit: ooLot ONE (1) in Block TWO (2) in Daniel Kandich's JUSTICE PARK ESTATES, a Subdivision of the West One-half (W 1/2) of the East One-half (E 1/2) of the East One-half (E 1/2) of the North West One-quarter (NW 1/4) of Section 35, Township 38 North, Range 12, East of the Third Principal Meridian, according to the Plat thereof recorded October 28, 19/3, as Document Number 13926595, in COOK COUNTY, Illinois ** Permanent Real Estate Index Number(s): 18-35-107-007-0000 in Vol. 085 8000 S. 84th Court, Justice, IL 60458 Address of Real Estate: And the said grantors....hereby expressly waive....and release....any and all right or benefit under and by virtue of any and all statues of the State of Illinois, providing for exemption of homesteads from sale on execution or otherwise. In Wieness Whereof, the grantor(s) aforesai chave hereunto set their hand(s) and seal this _____28th____ October , 2003 . (Seal)

0335346045 Page: 2 of 4

UNOFFICIAL COPY

DEED IN TRUST

Page 2 of 3 Pages

"OFFICIAL SEAL"
BARBARA M. ALIMEK
Notary Public, State of Illinois
My Commission Expires, 10/07/06

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby certify that <u>Donald Pudlowski</u>, <u>Jr</u>. is (and) personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the state and purposes therein set forth, including the release and the waiver of the right of homestead.

Given under my hand and notarial seal this <u>28th</u> day of <u>0ctober</u>, 2003.

Notary Public

To HAVE AND TO HOLD the said real estate with the appurtenances, upon the trusts, and for the uses and purposes herein and in said Trust Agreement set forth.

Fell power and codhecity is hereby granted to said Trusco to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to resubdivide said real estate as of an as desired to contract to sell, to grant ortions to purchase, to sell on any terms, to convey either with or without consideration, to convey said real estate 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 real estate, or any part thereof, to lease said real estate, 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 time, not exceeding in the case of any single decise the term of 198 years, and to renew or extend leases upon any terms and for any period or periods of time and to amena 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 J asc 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 futive rentals, to partition or to exchange said real estate, or any part thereof, for other real or personal property, to grant casements or charges of any kind, to release convey or assign any right, title or interest in or about or easement appurtenant to said real estate or any part thereof, and to deal with said real estate and every part thereof in all other ways and for such other considerations will 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 arry dealing with said Trustee, or any successor in trust, in relation to said real estate, or to whom said real estate or any pair thereof shall be convered, contracted to be sold, leased or mortgaged by said Trustee, or any successor in trust, be obliged to see the application of any purchase money, rent or money borrowed or advanced on said real estate, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the authority, 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 exed, mortgage, lease of other instrument executed by said Trustee, or any successor in trust, in relation to said real estate shall be conclusive evidened in favor of every person (including the Registrar of Titles of said county) relying upon or claiming under any such conveyance, lease or other instrument. (a) that at the time of the delivery thereof the trust executed 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 all amendments thereof, if any, and binding upon all beneficiaries thereunder, (c) the said Trustee, or any successor in trust, 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 ssuccessors in trust

0335346045 Page: 3 of 4

UNOFFICIAL COPY

DEED IN TRUST

have been properly apprinted and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its, his or their predecessor in trust.

This conveyance is made upon the express understanding and conditions that neither Bridgeview Bank and Trust individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or they or its or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this Deed or said Trust Agreement or any amendment thereto or for injury to person or property happening in or about said real estate, any and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or at the election of the Trustee, in its own name, as Trustee of an express trust and not individually (and the Trustee shall have no obligation whatsperson with respect to any such contract, obligation or indebtedness, except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof). All persons and corporations whomsoed or and whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed.

The interest of each and every beneatedary hereunder and under said Trust Agreement 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 any other disposition of said real estate, and such interest is he eby 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 earnings, avails and proceeds thereof as aforesaid, the intention hereof being to vest in said Bridgeview Bank and Trust the entire legal and equitable title in fee simple, in and to all of the real estate above described.

If the title to any of the above real estate 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 limitation", or words of similar import, in accordance with the statute in such case made and provided

This Instrument was prepared by:

David C. Dineff Attorney at Law 7936 W. 87th Street Justice, IL 60458 STATE OF ILLINOIS TRANSFER STAMPS

Exempt under provisions of Paragraph <u>E</u>, Section <u>4</u> of the Real Estate Transfer Tax Aqt.

Date X 3ctpber 28

Buyer, Seller or Representative

0335346045 Page: 4 of 4

UNOFFICIAL COPY

STATEMENT BY GRANTEE AND GRANTOR

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 the State of Illinois, a Partnership authorized to do business or acquire and hold title to real estate in the State of Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the law of the State of Illinois.

to do business or acquire	
of Illinois.	
Co.	X/ mulcifully Dudlowski, Jr.
Dated	<u> </u>
CURSCRIBED and SWORN to be	efore me this 28th day of Netther, 2003
SOBOCKIBLE CAR DIVERSION	
"OFFICIAL SEAL" BARBARA M. KLIMEK Notary Public, State of Illinois My Commission Expires 11/07/06	Notary Public
Bossessessessesses	· + * *
	that the name of the
Grantee shown on the Deed trust is either a natur Corporation authorized to estate in the State of I or acquire and hold titl	nt affirms and verified that the name of the d or Assignment of Beneficial Interest in a land cal person, an Illinois Corporation or Foreign o do business or acquire and hold title to real llinois, a Partnership authorized to do business le to real estate in the State of Illinois, or as a person and authorized to do business or to real estate under the laws of the State of BRIDGEVIEW BANK GROUP
	BY: Jacquelon F Hentout
Dated <u>October 28, 200</u>	
SUBSCRIBED and SWORN to !	before me this 11th day of neverber, 2003
	Zobalinal Dansus
OFFICIAL SEAL ROSALIND DANZY NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES 6-10-2006	Jobalinal Dany

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.