

UNOFFICIAL COPY

PREPARED BY:

Matteo Greco & Stella Greco



MAIL TO:

Standard Bank & Trust Co.
7800 W. 95th Street
Hickory Hills, IL 60457

Doc#: 0401608069
Eugene "Gene" Moore Fee: \$32.00
Cook County Recorder of Deeds
Date: 01/16/2004 11:54 AM Pg: 1 of 5

5

DEED IN TRUST

THIS INDENTURE WITNESSETH that the Grantors, Matteo Greco and Stella Greco, Husband and Wife

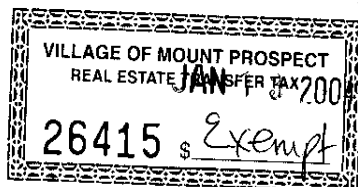
of the County of Cook and State of Illinois for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations in hand paid. Convey and warrant unto **STANDARD BANK AND TRUST COMPANY**, a corporation of Illinois as Trustee under the provisions of a Trust Agreement dated the 3rd day of June, 1993, and known as Trust Number 14444 the following described real estate in the County of Cook and State of Illinois, to wit:

Legal Description: See Attached

PIN: 03-27-100-022-1010

Common Address: 1400 Yarmouth Place, #110, Mt. Prospect, IL 60056

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



DATE: 1-12-04

Matteo Greco
SIGNATURE OF BUYER/SELLER
OR THEIR REPRESENTATIVE

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein 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 sell on any terms, to convey either with or without consideration, to donate, to dedicate, to mortgage, pledge or otherwise encumber; to lease said property, or any part thereof, from time to time, by leases to commence in present or in future, and upon any terms and for any period or periods of time not exceeding 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 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 said premises 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, to whom said premises, or any part thereof, shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, and in no case shall any party dealing with said trustee in relation to said premises, be obliged to see 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 privileged or obliged to inquire into any of the terms of said Trust Agreement.

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The interest of each and every beneficiary hereunder and of all persons claiming under them, is hereby declared to be personal property and to be in the earnings, avails and proceeds arising from the disposition of the premises; the intension hereof being to vest in said **STANDARD BANK AND TRUST COMPANY** the entire legal and equitable title in fee, in and to all the premises above described.

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 grantors aforesaid have hereunto set their hands and seal this 9th day of January 2004

Matteo Greco
Matteo Greco

Stella Greco
Stella Greco

I, the undersigned, a Notary Public in and for said County in the State aforesaid, **DO HEREBY CERTIFY**, that

Matteo Greco and Stella Greco

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 they signed, sealed and delivered the said instrument as their 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 9th day January, A.D. 2004

Susan J. Zelek
NOTARY PUBLIC

"OFFICIAL SEAL"
SUSAN J. ZELEK
Notary Public, State of Illinois
My Commission Expires Dec. 06, 2006

DEED IN TRUST

(WARRANTY DEED)



STANDARD BANK AND TRUST CO.
7800 West 95th Street, Hickory Hills, IL 60457

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PARCEL 1: UNIT 110 AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL") THAT PART OF LOT 2 IN OLD ORCHARD COUNTY CLUB SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 27 AND PART OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 28, BOTH IN TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN A LINE PARALLEL WITH THE NORTH LINE OF THE NORTHWEST 1/4 OF SAID SECTION 27, BEING 1299.63 FEET SOUTHERLY OF SAID NORTH LINE AND 1079.00 FEET WESTERLY OF THE EAST LINE OF THE NORTH WEST 1/4 OF SAID SECTION 27 AS MEASURED PARALLEL WITH AFORESAID NORTH LINE; THENCE ALONG A LINE PARALLEL WITH AFORESAID NORTH LINE, SOUTH 89 DEGREES 00 MINUTES 01 SECONDS WEST 224.45 FEET TO A POINT; THENCE NORTH 0 DEGREES 00 MINUTES 59 SECONDS WEST 43.74 FEET TO A POINT; THENCE NORTH 17 DEGREES 17 MINUTES 26 SECONDS WEST 146.54 FEET TO A POINT; THENCE NORTH 72 DEGREES 42 MINUTES 34 SECONDS EAST 131.47 FEET TO A POINT; THENCE NORTH 17 DEGREES 17 MINUTES 26 SECONDS WEST 45.01 FEET TO A POINT; THENCE NORTH 24 DEGREES 15 MINUTES 12 SECONDS EAST 74.24 FEET TO A POINT IN THE SOUTHERLY RIGHT OF WAY OF A PRIVATE ROAD; THENCE ALONG AFORESAID RIGHT OF WAY SOUTH 76 DEGREES 58 MINUTES 54 SECONDS EAST 32.88 FEET TO A POINT OF CURVE; THENCE CONTINUING ALONG AFORESAID RIGHT OF WAY IN A CURVE TO THE LEFT HAVING A RADIUS OF 102.50 FEET A DISTANCE OF 103.96 FEET TO A POINT OF REVERSE CURVE; THENCE ALONG THE RIGHT OF WAY OF A PRIVATE DRIVEWAY ON A CURVE TO THE RIGHT HAVING A RADIUS OF 15.00 FEET A DISTANCE OF 17.22 FEET TO A POINT OF TANGENCY; THENCE CONTINUING ALONG THE LAST SAID RIGHT OF WAY TANGENT TO THE LAST DESCRIBED CURVE, SOUTH 71 DEGREES 18 MINUTES 43 SECONDS EAST 37.96 FEET TO A POINT OF CURVE; THENCE CONTINUING ALONG THE LAST SAID RIGHT OF WAY ON A CURVE TO THE RIGHT HAVING A RADIUS OF 25.00 FEET A DISTANCE OF 41.68 FEET TO A POINT OF TANGENCY; THENCE CONTINUING ALONG THE LAST SAID RIGHT OF WAY TANGENT TO THE LAST DESCRIBED CURVE; SOUTH 24 DEGREES 13 MINUTES 12 SECONDS WEST 6.71 FEET TO A POINT; THENCE CONTINUING ALONG THE LAST SAID RIGHT OF WAY, SOUTH 65 DEGREES 46 MINUTES 48 SECONDS EAST 20.00 FEET TO A POINT; THENCE CONTINUING ALONG THE LAST SAID RIGHT OF WAY, NORTH 24 DEGREES 13 MINUTES 12 SECONDS EAST 6.71 FEET TO A POINT OF CURVE; THENCE CONTINUING ALONG THE LAST SAID RIGHT OF WAY ON A CURVE TO THE LEFT HAVING A RADIUS OF 45.00 FEET A DISTANCE OF 75.03 FEET TO A POINT; THENCE LEAVING THE LAST SAID RIGHT OF WAY, SOUTH 71 DEGREES 18 MINUTES 43 SECONDS EAST 97.29 FEET TO A POINT; THENCE SOUTH 24 DEGREES 13 MINUTES 12 SECONDS WEST 370.05 FEET TO THE POINT OF BEGINNING; ALL IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY AMERICAN NATIONAL BANK & TRUST COMPANY OF CHICAGO, AN ILLINOIS CORPORATION, AS TRUSTEE.

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UNDER TRUST AGREEMENT DATED FEBRUARY 28, 1972 AND KNOWN AS TRUST NO. 76535, AND NOT INDIVIDUALLY, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT 22667207, TOGETHER WITH AN UNDIVIDED 1.28701 PERCENT INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION OF CONDOMINIUM AND SURVEY); ALSO, TOGETHER WITH AN EASEMENT FOR PARKING PURPOSES IN AND TO PARKING AREA NO. 78 AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY).

PARCEL 2: EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN GRANT DATED JUNE 6, 1972 AND RECORDED JUNE 6, 1972 AS DOCUMENT 21927659 AND CREATED BY DEED FROM TO DATED RECORDED AS DOCUMENT FOR INGRESS AND EGRESS.

PIN: 03-27-100-022-1010

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

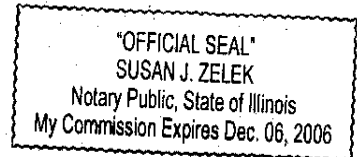
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 January 9, 2004

Signature: Matteo Greco
Grantor ~~or~~ Agent
Matteo Greco

Subscribed and sworn to before me by the said Grantor this 9th day of January

2004
Notary Public Susan J. Zelek



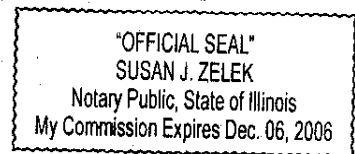
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 January 9, 2004

Signature: Stella Greco
Grantee ~~or~~ Agent
Stella Greco

Subscribed and sworn to before me by the said Grantee this 9th day of January

2004
Notary Public Susan J. Zelek



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.)