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COLE TAYLOR BANK

Doc#: 0402745121
Eugene "Gene" Moore Fee: \$28.50
Cook County Recorder of Deeds
Date: 01/27/2004 12:10 PM Pg: 1 of 3

QUIT CLAIM DEED IN TRUST

THIS INDENTURE WITNESSETH, That the Grantor,
Nieves Garcia, a widower,

of the County of COOK and the
State of ILLINOIS, for and in
consideration of the sum of

Dollars (\$ _____), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey(s) and Quit Claim(s) unto COLE TAYLOR BANK, a banking corporation duly organized and existing under the laws of the State of Illinois, and duly authorized to accept and execute trusts within the State of Illinois as Trustee under the provisions of a certain Trust Agreement, dated the 7th day of January, 2004, and known as Trust Number 01-041002, the following described real estate in the County of COOK and State of Illinois, to wit:

LOT 22 IN BLOCK 2 IN FOREST CREST, BEING GEORGE C. HIELD'S SUBDIVISION OF PART OF THE SOUTHEAST FRACTIONAL 1/4 OF SECTION 5, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO PLAT THEREOF RECORDED FEBRUARY 25, 1921 AS DOCUMENT 7068615.

5759 NORTH ELSTON AVENUE, CHICAGO, IL 60646

GRANTEE'S ADDRESS _____

13-05-415-020-0000

P.I.N. _____

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.

Full power and authority is hereby granted to said Trustee 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 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 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 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 real estate, 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 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 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.

See Reverse

Exempt under provisions of Paragraph E, Section 4, Illinois Real Estate Transfer Tax Act.
Date: 1/27/04
Grantor or Representative: [Signature]

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In no case shall any party dealing with said Trustee, or any successor in trust, in relations to said real estate, or to whom said real estate or any part thereof shall be conveyed, 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 compiled 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 deed, mortgage, lease or other instrument executed by said Trustee, or any successor in trust, in relation to said real estate shall be conclusive evidence 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 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 all amendments thereof, if any, and binding upon all beneficiaries thereunder, (c) that 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 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.

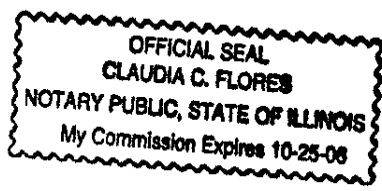
And the said grantor(s) hereby expressly waive(s) and release(s) any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof the grantor(s) aforesaid has hereunto set _____ hand(s) and seal(s) this 9th day of January 19 2007

Nieves Garcia (SEAL) _____ (SEAL)
 _____ (SEAL) _____ (SEAL)

STATE OF ILLINOIS
 COUNTY OF COOK

SS. I, CLAUDIA C. FLORES
~~JAMES A. JIMENEZ~~
 a Notary Public in and for said County, in the state aforesaid, do hereby certify that NIEVES GARCIA personally known to me to be the same person(s) whose 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 notarial seal this _____ day of _____, 19 _____



Claudia Flores
 Notary Public

Mail To: COLE TAYLOR BANK
 TRUST DEPARTMENT
 111 North Clark Street
 Suite 2500
 Chicago, IL. 60601



Address of Property:
5759 NORTH ELSTON AVENUE
CHICAGO, IL. 60646
 This instrument was prepared by:
JAMES A. JIMENEZ
ATTORNEY AT LAW
6514 WEST CERMAK ROAD
BERWYN, IL. 60402

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STATEMENT BY GRANTOR AND GRANTEE

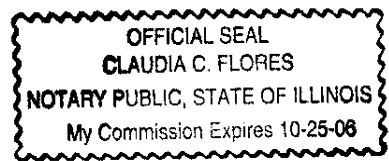
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 01-26-04

Signature 
~~Grantor or Agent~~

JAMES A. JIMENEZ

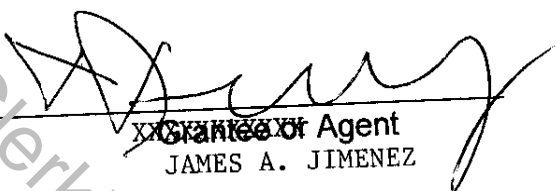
SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID JAMES A. JIMENEZ
THIS 26th DAY OF JANUARY,
2004.



NOTARY PUBLIC 

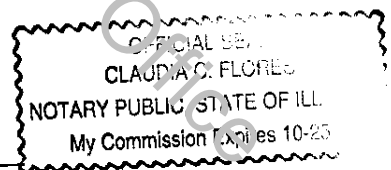
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 01-26-04

Signature 
~~Grantee or Agent~~

JAMES A. JIMENEZ

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID JAMES A. JIMENEZ
THIS 26th DAY OF JANUARY,
2004.



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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]