



Doc#: 0409218127  
Eugene "Gene" Moore Fee: \$30.50  
Cook County Recorder of Deeds  
Date: 04/01/2004 04:20 PM Pg: 1 of 4

## Deed in Trust

THE GRANTORS,  
Jozef Jasek, a/k/a Josef  
Jasek, a widower and not  
since re-married, and  
Thomas Jasek, a single  
person, both residing in  
City of Chicago, County of  
Cook, State of Illinois, for  
and in consideration of Ten  
Dollars, and other good and  
valuable considerations in

hand paid, Convey and Warrant to Jozef Jasek, not personally, but solely as Trustee under the provisions of Declaration of Trust dated December 28, 2002, known as the "Jozef Jasek Trust", and to all and every successor or successors in trust under said Declaration of Trust, in and to the following described real estate in Cook County, Illinois:

LOT 23; IN BLOCK 2 OF THE BAIRD & BRADLEY'S SUBDIVISION OF THE NORTH 4 ACRES, OF THE WEST 10 ACRES, OF THE SOUTH 25 ACRES, OF THE WEST 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 6, TOWNSHIP 39, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN SITUATED IN THE CITY OF CHICAGO, COUNTY OF COOK, IN THE STATE OF ILLINOIS.

P.I.N.: 17-06-127-037-0000

Commonly Known As: 1246 N. Damen Ave., Chicago, IL 60622

TO HAVE AND TO HOLD the premises with the appurtenances on the trusts and for the uses and purposes set forth in this deed and in the trust agreement.

Full power and authority are granted to the trustee to improve, manage, protect, and subdivide the 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 the premises or any part thereof to a successor or successors in trust and to grant such successor or successors in trust all of the title, estate, powers, and authorities vested in the trustee; to donate, to dedicate, to mortgage, pledge, or otherwise encumber the 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 present or in future, 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

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of time to amend, change, or modify leases and the terms and provisions thereof at any time or times hereafter; to contract to make 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 the premises or any part thereof; and to deal with the 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 it, whether similar to or different from the ways above specified, at any time or times after the date of this deed.

In no case shall any party dealing with the 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 the trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on the premises, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the trustee, or be obliged or privileged to inquire into any of the terms of the trust agreement; and every deed, trust deed, mortgage, lease, or other instrument executed by the trustee in relation to the 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 deed and by the 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 deed and in the trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder; (c) that the 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 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, her, or their predecessor in trust.

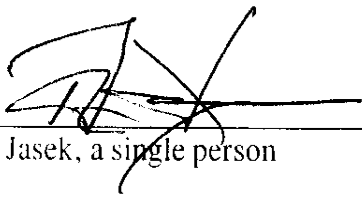
The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails, and proceeds arising from the sale or other disposition of the real estate, and such interest is declared to be personal property, and no beneficiary shall have any title or interest, legal or equitable, in or to the real estate as such, but only an interest in the earnings, avails, and proceeds thereof.

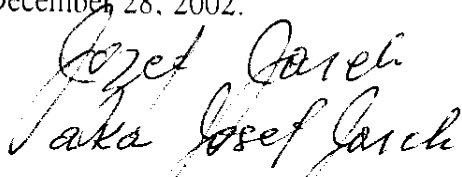
If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is directed not to register or note in the certificate of title or duplicate thereof, or memorial, the words "in trust," or "upon condition," or "with limitations," or words of similar import, in accordance with the statute in such case made and provided.

The grantors 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 homestead from sale on execution or otherwise.

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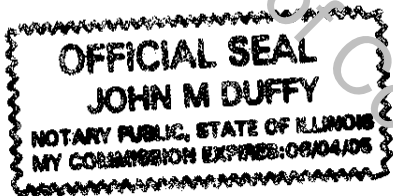
The Grantors have signed this deed on December 28, 2002.


  
\_\_\_\_\_  
Thomas Jasek, a single person

  
\_\_\_\_\_  
Jozef Jasek, a/k/a Josef Jasek, a widower not remarried

STATE OF ILLINOIS        )  
COUNTY OF C O O K     ) SS.

I am a Notary Public for the County and State above. I certify that Jozef Jasek a/k/a Josef Jasek, a widower not remarried, and Thomas Jasek, a single person, are personally known to me to be the same persons whose name are subscribed to the foregoing instrument, appeared before me on this date, and acknowledged that they signed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth, on this 28<sup>th</sup> day of December, 2002.



  
\_\_\_\_\_  
NOTARY PUBLIC

Name and address of grantees and send future tax bills to:

Jozef Jasek and Thomas Jasek  
1246 N. Damen Ave.  
Chicago, IL 60622

Exempt under Real Estate Transfer Tax

Law 35 ILCS 200/31-45 Subparagraph E

and Cook County Ord. 93-0-27 Par 4

Date 04-01-04 Signature 

This deed was prepared by and should be returned to:

RECORDER'S BOX #444

John M. Duffy  
McCarthy Duffy  
180 N. LaSalle Street, Suite 1400  
Chicago, Illinois 60601

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## STATEMENT BY GRANTOR AND GRANTEE

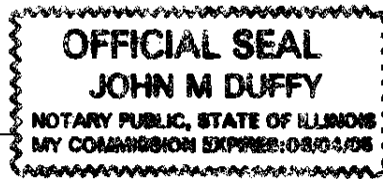
The grantors or their agent affirms that, to the best of their knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in the land trust is either a natural person, an Illinois corporation or a foreign corporation authorized to do business or acquire and hold title to 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: December 28, 2002

Signature: *Josef Jarch*  
*Agent*

Subscribed and sworn to before me this 28th day of December, 2002.

*John M. Duffy*  
Notary Public



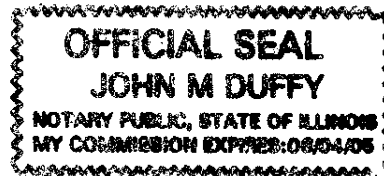
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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: December 28, 2002

Signature: *Josef Jarch, trustee*  
*Agent*

Subscribed and sworn to before me this 28th day of December, 2002.

*John M. Duffy*  
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 provision of Section 4 of the Illinois Real Estate Transfer Tax Act).