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Doc#: 0415348171
Eugene "Gene" Moore Fee: \$28.50
Cook County Recorder of Deeds
Date: 06/01/2004 12:25 PM Pg: 1 of 3

DEED IN TRUST

Grantors, GENEVIEVE M. McGOWAN, a widow, of 7032 N. Olcott Ave., Chicago, IL 60631, and VIRGINIA A. BISHOP (f/k/a VIRGINIA A. McGOWAN) of 2594 Woodland Dr., Northbrook, IL 60062, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, CONVEYS and WARRANTS to GENEVIEVE M. McGOWAN, TERENCE V. McGOWAN and VIRGINIA A. BISHOP, not personally, but as co-trustees under the GENEVIEVE M. McGOWAN TRUST AGREEMENT DATED APRIL 1, 2004 the following described real estate in the County of Cook, State of Illinois, to wit:

Lot Five (5) in Block Six (6) in Grand Addition to Edison Park, a Subdivision of the East 25 Acres of the West 30 Acres of the North 60 Acres and the North 30 Acres of the West 50 Acres of the South 100 Acres of the Northeast Quarter of Section Thirty-Six (36), Township Forty-One (41) North, Range Twelve (12), East of the Third Principal Meridian, in Cook County, Illinois.

PIN: 09-36-209-017-0000 Vol. 306

Commonly known as: 7036 N. Olcott Ave., Chicago, Illinois 60631

hereinafter called the real estate, to have and to hold the real estate with the appurtenances on the trust and for the purposes set forth in this deed in trust and in the trust agreement.

Full power and authority is hereby granted to trustee or trustee's successors to protect, conserve, sell, lease, encumber or otherwise to manage and dispose of the real estate or any part of it.

In no case shall any party dealing with trustee in relation to the real estate or to whom the real estate or any part thereof is conveyed, contracted to be sold, leased or mortgaged by trustee be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on the real estate, 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 trustee, or obliged or privileged to inquire into any of the terms of the trust agreement.

This transaction is exempt under 35 ILCS 200/31-45(e)
of the Real Estate Transfer Act.

Date: 5-7-04 By: James J. Wochnier, as Agent

S yes
P 36-6
S no
M yes
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Every deed, trust deed, mortgage, lease, or other instrument executed by trustee in relation to the real estate shall be conclusive evidence in favor of every person relying on or claiming under any such conveyance, lease or other instrument (a) that at the time of the delivery thereof the trust created herein 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 herein and in the trust agreement or in the amendments thereof, and binding on all beneficiaries, (c) that 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 the predecessor in trust.

The interest of each beneficiary under the trust agreement and of all persons claiming under them or any of them shall be only in the possession, earnings, and the avails and proceeds arising from the sale, mortgage or other disposition of the real estate and such interest is hereby declared to be personal property. 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 possession, earnings, avails, and proceeds thereof.

Executed at Northbrook, Illinois on the 7th day of MAY, 2004.

Genevieve M. McGowan
GENEVIEVE M. MCGOWAN

Virginia A. Bishop
VIRGINIA A. BISHOP
(F/k/a VIRGINIA A. MCGOWAN)

Exempted under Real Estate Transfer Act, 35 ILCS 290/31-45(e)

Dated: May 7, 2004

Genevieve M. McGowan
GENEVIEVE M. MCGOWAN, Grantor

Virginia A. Bishop
VIRGINIA A. BISHOP, Grantor
(f/k/a VIRGINIA A. MCGOWAN)

State of Illinois)

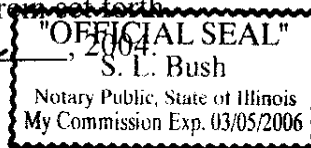
)SS:

County of Cook)

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby certify that GENEVIEVE M. MCGOWAN and VIRGINIA A. BISHOP, known to me to be the same persons whose names are 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.

Given under my hand and notarial seal this 7th day of May, 2004.

S. L. Bush
Notary Public



This instrument was prepared by James J. Wochner, Esq., 707 Skokie Blvd., Suite 500, Northbrook, Illinois 60062. After Recording Mail to: James J. Wochner, Esq., 707 Skokie Blvd., Suite 500, Northbrook, IL 60062.

Mail Tax Bills To: Genevieve M. McGowan, 7032 N. Olcott, Chicago, IL 60631

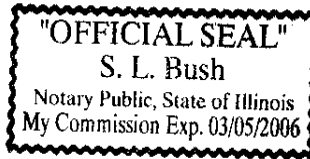
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STATEMENT BY GRANTOR AND GRANTEE

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 May 7, 2004 Signature: James J. Woelke
Grantor or Agent

Subscribed and Sworn to before me by the said Agent this 7th day of May, 2004.
S. L. Bush

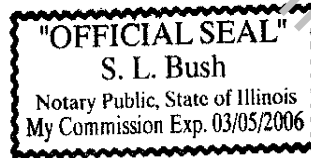


NOTARY PUBLIC

The grantee 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 May 7, 2004 Signature: James J. Woelke
Grantor or Agent

Subscribed and Sworn to before me by the said Agent this 7th day of May, 2004.
S. L. Bush



NOTARY PUBLIC

NOTE: Any person who knowingly submits a false statement concerning the identify 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.)