

UNOFFICIAL COPY

PREPARED BY: C. PATRICK WAGNER
8855 South Ridgeland Avenue
Oak Lawn, IL 60453

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Doc#: 0430746175
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 11/02/2004 12:09 PM Pg: 1 of 3

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

DEED IN TRUST

THIS INDENTURE WITNESSETH that the Grantor s, **THEODORE J. WAGNER and MARY P. WAGNER, his 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 **21st** day of **October, 2004**, and known as Trust Number **18524** the following described real estate in the County of **Cook** and State of Illinois, to wit:

LOT 18 IN BLOCK 15 IN EDGEBROOK MANOR, BEING A SUBDIVISION OF LOTS 27, 33, 34, AND 35; THAT PART OF THE SOUTHWEST 1/2 OF LOT 35. AND ALL OF LOT 39 WEST OF ROAD; ALL OF LOTS 40, 41, 42, 43 AND 44, THE SOUTHWEST 1/2 OF LOT 45, ALL OF LOTS 47 TO 52, BOTH INCLUSIVE, IN THE SUBDIVISION OF BRONSON'S PART OF CALDWELL'S RESERVATION, IN TOWNSHIPS 40 AND 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPTING CERTAIN PARTS), ACCORDING TO PLAT THEREOF, REGISTERED ON MARCH 1, 1922 AS DOCUMENT NO. 148536 IN COOK COUNTY, ILLINOIS. Con

PIN: 10-32-418-006-0000

Commonly known as: 6531 N. Waukesha Ave.
Chicago, Illinois 60646

Exempt under provisions of Chapter 35
Moris compiled statutes, Section 200/31-45

11/24/04 Eugene Moore

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.

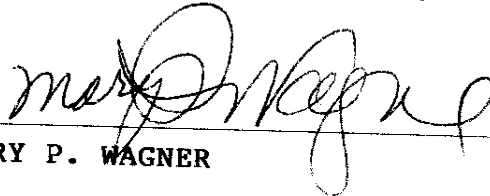
UNOFFICIAL COPY

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 intention 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 covenants, warrants and agrees to defend, protect, secure and pay for the cost of defending and protecting the same and to execute all such instruments as may be required for the execution of the trusts herein provided for the occupation of the premises for the use and enjoyment of the beneficiaries.~~

IN WITNESS WHEREOF, the grantors aforesaid have hereunto set their hands and seals this 21st day of October, 2004.

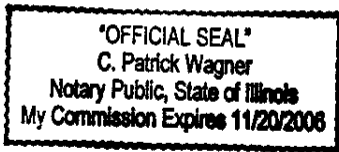

THEODORE J. WAGNER

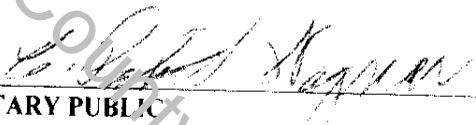

MARY P. WAGNER

I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY, that THEODORE J. WAGNER and MARY P. WAGNER, his wife

personally 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 ~~and that they are the owners of the right of the premises~~

Given under my hand and Notarial seal this 21st day October, 2004, A.D.




NOTARY PUBLIC

DEED IN TRUST

(WARRANTY DEED)



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

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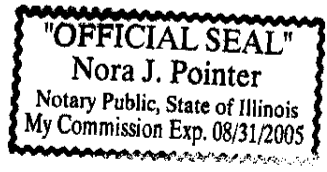
STATEMENT BY GRANTOR AND GRANTEE

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: October 21, 2004

SIGNATURE: [Signature]
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE me by the said **C. PATRICK WAGNER** this 21st day of October, 2004.



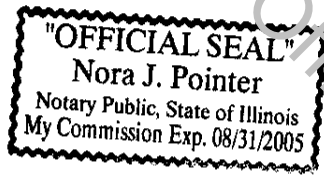
Notary Public: Nora J. Pointer

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 title to real estate under the laws of the State of Illinois.

DATED: October 21, 2004

SIGNATURE: [Signature]
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE me by the said **C. PATRICK WAGNER** this 21st day of October, 2004.



Notary Public: Nora J. Pointer

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.)