

# UNOFFICIAL COPY



Doc#: 0432049159  
Eugene "Gene" Moore Fee: \$30.00  
Cook County Recorder of Deeds  
Date: 11/15/2004 03:14 PM Pg: 1 of 4

## Warranty Deed In Trust

THIS INDENTURE WITNESSETH, that  
Grantor, IRMA SPIELBERG

of the County of COOK and  
State of Illinois, for and in consideration in  
hand paid, and of other good and valuable  
considerations, receipt of which is hereby

duly acknowledged, Convey and Warrant unto Harris Trust and Savings Bank, an Illinois banking corporation, 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 Trustees under  
the provisions of a certain Trust Agreement, dated the 15 day of NOVEMBER, 2004, and  
known as Trust Number HTB 1527, grantee, the following described real estate (hereinafter the "Premises") situated  
in COOK County, Illinois, to wit:

See attachment

Permanent Index No. 02-12-200-021-1021

The Powers and authority conferred upon said Trust Grantee are recited on the reverse side hereof and incorporated herein by reference.

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 grantor \_\_\_\_\_ aforesaid has \_\_\_\_\_ hereunto set her hand and seal this 15<sup>th</sup>  
day of November 2004.

Irma F. Spielberg (SEAL) \_\_\_\_\_ (SEAL)  
\_\_\_\_\_  
\_\_\_\_\_  
(SEAL) \_\_\_\_\_ (SEAL)

THIS INSTRUMENT PREPARED BY: Irma F. Spielberg  
1243 E. Baldwin Ln. #104 Palatine Ill 60074

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power and authority to sell, lease, convey, mortgage, pledge and otherwise dispose of said real estate in any part thereof or any part thereof, to grant options to purchase, to sell on any terms to convey either with or without considerations as often as desired, to contract to sell, to grant options to purchase, to sell on any terms to convey either with or without considerations to convey said real estate or any part thereof to trustees in trust and to grant to such successor or successors in trust all the title of estate powers and authority vested in said Trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said real estate or any part thereof from time to time in perpetuity or for a term, by leases to commence in present or in future, and to renew or extend leases and for any period or periods of time, including in the case of any single lease the term of 99 years, and to amend or modify leases and provisions thereof at any time or times hereafter, to contract to lease and to grant options to lease and options to renew leases and options to purchase the whole or any part of the premises and to do all things affecting the manner of fixing the amount of present or future rentals, to partition and exchange said real estate, to convey or otherwise dispose of any part of the real estate or any part thereof, to grant or convey or assign any right, title or interest in or a part or estate 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 do, in the same, whether similar to or different from the ways above specified, at any time or times hereafter.

In no case shall any party dealing with said Trustee, or any successor in trust, in relation 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 to the applications 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 complied with, or be obliged to inquire into the authority necessity or expediency of any act of said Trustee, or be obliged or obliged to inquire into any of the terms of said Trust Agreement; and every deed, trust deed, whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed.

This conveyance is made upon the express understanding and condition that neither Harris Trust and Savings Bank, individually or as Trustee, nor its successors or assigns in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or they or its or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this Deed or said Trust Agreement or any amendment thereto, or for injury to person or property happening in or about said real estate and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement or their attorney-in-fact, hereby irrevocably appointed for such purposes, or at the election of the Trustee, in its own name as Trustee of an express trust and not individually (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof). All persons and corporations whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed.

The interest of each and every beneficiary hereunder and under said Trust Agreement 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 any other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder or all have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings avails and proceeds arising from the sale or any other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings avails and proceeds thereof as aforesaid, the intention hereof being to vest in said Harris Trust and Savings Bank the entire legal and equitable title in the whole, in and to all of the real estate above described.

COUNTY OF \_\_\_\_\_  
 STATE OF ILLINOIS  
 I, IRDIA F. Spielberg, Notary Public in and for said county, in the State aforesaid, do hereby certify that IRDIA F. Spielberg personally known to me to be the same person whose name \_\_\_\_\_ subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that \_\_\_\_\_ signed, sealed and delivered the said instrument as \_\_\_\_\_ 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 15th day of November, 2009  
 \_\_\_\_\_  
 NOTARY PUBLIC



MAIL TO GRANTEE'S ADDRESS:  
 HARRIS TRUST AND SAVINGS BANK  
 Street \_\_\_\_\_  
 City 201 S Grove Ave.  
 Zip Code Barrington, Illinois 60010

1243 E BARDWICK LANE #104  
 PALATKA, IL 60074  
 ADDRESS OF PROPERTY  
1243 E BARDWICK LANE #104  
PALATKA, IL 60074  
 TAXES TO BE MAILED TO \_\_\_\_\_

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Unit 104 IN SAN TROPAL CONDOMINIUM, AS DELINEATED ON SURVEY, OF THE FOLLOWING DESCRIBED PARCEL OF LAND (HEREINAFTER REFERRED TO AS PARCEL):

THAT PART OF THE SOUTH 780.0 FEET, AS MEASURED AT RIGHT ANGLES OF THE SOUTH LINE THEREOF, OF THE NORTH WEST QUARTER OF THE NORTH EAST QUARTER OF SECTION 12, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH WEST QUARTER OF SAID NORTH WEST QUARTER OF THE NORTH EAST QUARTER, THENCE EAST ALONG THE SOUTH LINE OF SAID NORTH WEST QUARTER OF THE NORTH EAST QUARTER, 282 FEET: ( THE SOUTH LINE OF SAID NORTH WEST QUARTER OF THE NORTH EAST QUARTER BEING ASSUMED AS RUNNING DUE EAST AND WEST FOR THIS LEGAL DESCRIPTION) THENCE NORTH 167.0 FEET TO A POINT FOR A PLACE OF BEGINNING OF THE PARCEL OF LAND THEREIN DESCRIBED; THENCE WEST 77.0 FEET; THENCE NORTH 88.0 FEET; THENCE WEST 13.40 FEET; THENCE NORTH 217.17 FEET; THENCE EAST 77.0 FEET; THENCE SOUTH 123.0 FEET; THENCE EAST 71.40 FEET; THENCE SOUTH 59.12 FEET; THENCE WEST 58.0 FEET; THENCE SOUTH 123.0 FEET TO THE PLACE OF BEGINNING IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY CHICAGO TITLE AND TRUST COMPANY AS TRUSTEE UNDER TRUST NO. 1067400 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NO. 23448135, TOGETHER WITH AN UNDIVIDED 1.222 PER CENT 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 AND SURVEY ).

Cook County Clerk's Office

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## STATEMENT BY GRANTOR AND GRANTEE

**-To accompany all exempt deeds for recordation with Cook County-**

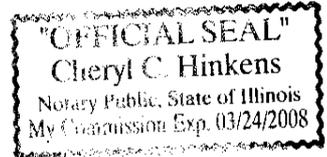
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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: Nov. 15, 2004

Signature By: *Prima F. Spalberg*  
Grantor

Subscribed and sworn to before me by the said Grantor this 15<sup>th</sup> day of November, 2004.

Notary Public *Cheryl C. Hinkens*



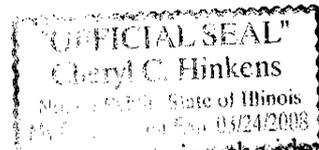
The grantee or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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: Nov. 15, 2004

Signature By: *Prima F. Spalberg*  
Grantee

Subscribed and sworn to before me by the said Grantee this 15<sup>th</sup> day of November, 2004.

Notary Public *Cheryl C. Hinkens*



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 a Class A misdemeanor for subsequent offences.

**ATTACH TO DEED OR FACSIMILE ASSIGNMENT TO BE RECORDED IN COOK COUNTY, ILLINOIS, IF EXEMPT UNDER THE PROVISIONS OF SECTION 4 OF THE ILLINOIS REAL ESTATE TRANSFER TAX**