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Doc#: 0515820083
Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 06/07/2005 12:08 PM Pg: 1 of 4

CTC 43101 1/1

DEED IN TRUST (Illinois)

PREPARED BY AND
MAIL TO: Deborah L. Mahoney
77 W. Washington Street
Suite 711
Chicago, Illinois 60602

NAME & ADDRESS OF
TAXPAYER: Lawrence
Calinda and Regina
Volpi-Calinda
1640 E. 50th Street
Unit 5C
Chicago, Illinois 60615

RECORDER'S STAMP

THE GRANTOR, PETER T. McDOWELL, a single person, and in consideration of TEN and 00/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid, and in pursuance of the power and authority vested in the Grantor, the Grantor does hereby CONVEY AND WARRANT unto LAWRENCE CALINDA and REGINA VOLPI-CALINDA, as trustees under the provisions of a Trust Agreement dated the 22nd day of OCTOBER, 1993, and known as the CALINDA FAMILY TRUST DATED OCTOBER 22, 1993, and to their successor or successors in trust, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED EXHIBIT A

Permanent Index Number: 20-12-103-010-1046 & 20-12-103-026-1018
Commonly known as: 1640 E. 50th Street, Unit 5C (and garage) Chicago, Illinois 60615

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth.

Full power and authority are hereby granted to said trustee to improve, manage, protect and subdivide said 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

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without consideration; to convey said premises 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 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 the present or in the 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 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 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 said premises or any part thereof, 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 dealing with said 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 said trustee, be obliged to see to 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 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 in relation to said 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 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 some amendment thereof and binding upon all beneficiaries thereunder; (c) that said trustee was duly

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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.

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 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.

And the said grantor hereby expressly waives and releases 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.

Dated this 19th day of May, 2005

Peter T. McDowell (SEAL)
PETER T. McDOWELL

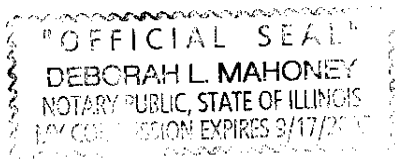
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT PETER T. McDOWELL, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 19th day of May, 2005.

Deborah L. Mahoney
NOTARY PUBLIC

My commission expires: _____



MAIL to:
Stephen Kerchner Jr. 3900
1 N. LaSalle
Chicago, IL 60602

PROPERTY LEGAL DESCRIPTION:

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PARCEL 1:

UNIT NUMBER 5-C, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL): THE WEST 76 FEET OF THE EAST 200 FEET OF THE SOUTH 125 FEET OF BLOCK 2 IN CHICAGO BEACH ADDITION, A SUBDIVISION OF LOT 'A' IN BEACH HOTEL Co's CONSOLIDATION OF CERTAIN TRACTS IN FRACTIONAL SECTIONS 11 AND 12, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION MADE BY CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE UNDER TRUST NUMBER 49515, AND RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 20032198, AND AS AMENDED BY DOCUMENT NUMBER 20360068, TOGETHER WITH AN UNDIVIDED PERCENTAGE 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), IN COOK COUNTY, ILLINOIS.

PARCEL 2:

UNIT P-21 IN INDIAN VILLAGE CONDOMINIUM TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN INDIAN VILLAGE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 95851051, IN THE NORTHWEST FRACTIONAL SECTION 12, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER:

20-12-103-010-1046

20-12-103-026-1018

City of Chicago
Dept. of Revenue



Real Estate
Transfer Stamp

382132

\$1,792.50

06/02/2005 14:23 Batch 11833 124

STATE TAX
STATE OF ILLINOIS
JUN.-6.05
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000000662
REAL ESTATE
TRANSFER TAX
0023900
FP 103020

COUNTY TAX
COOK COUNTY
REAL ESTATE TRANSACTION TAX
JUN.-6.05
REVENUE STAMP

0000007750
REAL ESTATE
TRANSFER TAX
0011950
FP 103019