

# UNOFFICIAL COPY

## DEED IN TRUST



Doc#: 0701644011 Fee: \$30.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 01/16/2007 09:48 AM Pg: 1 of 4

THE GRANTOR(S) TOMASZ  
SZURZYNSKI and JOLANTA  
SZURZYNSKI, his wife

Of the County of Cook  
And State of Illinois

For and in consideration of  
TEN and NO/100 (\$10.00) Dollars,

(Above Space for Recorder's Use Only)

Affix Title  
Revenue St  
Here

and other good and valuable considerations in hand paid, Convey    and (WARRANT   /QUIT    CLAIM   )\* unto

COMMUNITY SAVINGS BANK, an Illinois Corporation, 4801 W. Belmont Avenue, Chicago, Illinois 60641

(NAME AND ADDRESS OF GRANTEE)

as Trustee under the provisions of a trust agreement dated the 25th day of September, 2006, and known as Trust Number LT-2124 (hereinafter referred to as "said trustee," regardless of the number of trustees,) and unto all and every successor or successors in trust under said trust agreement, the following described real estate in the County of Cook and State of Illinois, to wit:

See Legal Description Attached

PIN# 13-08-205-017-0000

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 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 praesenti or in futuro, 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 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 anytime or times hereafter.

(over)

9/15/06  
Date  
Dyer  
Cook County Recorder of Deeds

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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 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.

If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby 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.

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 s aforesaid ha hereunto set s hands and seal s this 25th Day of September, 20 06

[Signatures and seals of grantors]

State of Illinois, County of Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that TOMASZ SZURZYNSKI and JOLANTA SZURZYNSKI, his wife are

Personally known to me to be the same person s 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 the 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 official seal, this 25th day of September, 2006

Commission expires 12/27/2008 [Notary Seal: Walter A. Rehn, Notary Public, My Commission Exp. 12/27/2008]

\* USE WARRANT OR QUIT CLAIM AS PARTIES DESIRE

MAIL TO: COMMUNITY SAVINGS BANK, 4801 W. Belmont Ave., Chicago, IL 60641-4330, BOX 331

ADDRESS OF PROPERTY: 5481 N. MILWAUKEE AVE, CHICAGO, IL 60630. SEND SUBSEQUENT TAX BILLS TO: 2026 IRWIN AVENUE, PARK RIDGE, IL 60068

DOCUMENT NUMBER

Prepared by:

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**PROPERTY ADDRESS: 5481 N. MILWAUKEE AVE  
CHICAGO, IL 60630**

**LEGAL DESCRIPTION:**

**LOT 138 (EXCEPT THE SOUTHWESTERLY 21 FEET  
THEREOF) IN WILLIAM ZELOSKY'S "CATALPA  
PARK", BEING A SUBDIVISION OF THAT PART OF THE  
NORTH 660.0 FEET OF THE EAST ½ OF THE  
NORTHEAST ¼ OF SECTION 8, TOWNSHIP 40 NORTH,  
RANGE 13, EAST OF THE THIRD PRINCIPAL  
MERIDIAN, LYING EASTERY OF MILWAUKEE  
AVENUE, IN COOK COUNTY, ILLINOIS.**

**PIN# 13-08-205-017-0000**

*Cook County Clerk's Office*

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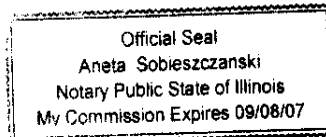
## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in land trust is either a. natural person, and 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 September 25, 2006

Signature: [Handwritten Signature]  
Grantor or Agent

Subscribed and sworn to before  
Me by the said  
this 25 day of September, 2006



NOTARY PUBLIC [Handwritten Signature: Aneta Sobieszczanski]

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 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.

Date September 25, 2006

Signature: [Handwritten Signature]  
Grantee or Agent

Subscribed and sworn to before  
Me by the said  
This 25th day of September, 2006



NOTARY PUBLIC [Handwritten Signature: Aneta Sobieszczanski]

NOTE: Any person who knowingly submits a false statement concerning the identity of 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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)



**EUGENE "GENE" MOORE**

RECORDER OF DEEDS / REGISTRAR OF TORRENS TITLES  
COOK COUNTY, ILLINOIS