

DEED IN TRUST

THIS INDENTURE WITNESSETH, that Grantors, Lawrence R. Rast and Elaine C. Rast, husband and wife, of the County of Cook, and State of Illinois, for and in consideration of Ten and no/100ths Dollars, and other good and valuable consideration in hand paid, receipt of which is hereby acknowledged, Convey and Quit-claim unto



ELAINE C. RAST,

Trustee under the provisions of a Trust Agreement dated the 30th day of June, 1998, known as Trust No. 102, the following described real estate in the County of Cook, and State of Illinois, to-wit:

An undivided one-half (1/2) interest in and to:

Unit 2-8 as delineated on Plat of Survey of Lot 1 in Superior Court Commissioner's Subdivision of part of Lot 3 Gehrke and Brauchkman's Subdivision of part of Lot 30 and part of Lot 1 in Hundley's Subdivision of Lot 40, all in Pine Grove, a Subdivision of Fractional Section 21, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois, which survey is attached as Exhibit "A" to Declaration of Condominium made by Oak Park National Bank, a national banking association, as Trustee under Trust Agreement, dated December 8, 1964, and known as Trust No. 6884, recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as Document No. 20183917, together with an undivided 11.3 percent 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 the County of Cook and State of Illinois, and more commonly known as 659 Aldine, Chicago, IL 60657; ALSO, (P.I.N. # 14-21-311-0597-1003).

An undivided one-half (1/2) interest in and to:

PARCEL 1:

Unit GE in four thirty four West Aldine Avenue Condominium, as delineated on a survey of the following described real estate:

The East 15 feet of Lot 28, all of Lot 29, and that part of Lot 30 lying West of a line described as: Commencing at a point on the North line of said lot, 4.88 feet West of the Northeast corner thereof; thence South, along a line parallel with the East line of said lot, 50 feet; thence South to a point on the South line of said lot, 4.96 feet West of the Southeast corner thereof, all in Block 3 in Lake Shore Subdivision of Lots 24, 25, and 28 in Pine Grove, being a Subdivision of fractional Section 21,

SY
P4
N-
M4
G46

Township 40 North, Range 14, East of the Third Principal Meridian in Cook County, Illinois,

which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as Document #26271132, and as amended by First Amended recorded as Document 95186765, together with its undivided percentage interest in the common elements.

PARCEL 2:

Easement for ingress and egress over the West 10 feet of the East 20 feet of the South 136 of Lot 28 for the benefit of Parcel 1 as created by Grant recorded November 18, 1914, as Document #5533731, and more commonly known as 434 West Aldine Avenue, Apt. GE, Chicago, IL 60657. (P.I.N. #14-21-310-066-1019)

TO HAVE AND TO HOLD said premises with the appurtenances thereunto upon the trusts and for the uses and purposes herein and in such trust agreement 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 vacate any subdivision or part thereof, and resubdivide said property as often as desired, contract to sell, grant options to purchase, sell on any terms, convey either with or without consideration, convey said premises or any part thereof to a successor in trust, and grant to such successor in trust all the title, estate, powers and authorities vested in said trustee, to donate, dedicate, 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 of time, not exceeding in the case of any single demise the term of 99 years, and to renew or extend leases upon any terms and for any period of time and amend, change or modify leases and the terms and provisions thereof at any time hereafter, to contract to make leases and 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 exchange said property, or any part thereof, for other real or personal property, grant easements or changes of any kind, release, convey or assign any right, title or interest in or about or easement appurtenant to said premises or any part thereof, and deal with said property and every part thereof in all other ways and for such other considerations as 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 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 delivery 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 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 such deed, trust deed, lease, mortgage or other instrument and (d) if the conveyance is made to successors in trust, such successors have been properly appointed and are fully vested with all title, estate, rights, powers, authorities, 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.

Grantor hereby waives and releases any and all right or benefit under and by virtue of statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

IN WITNESS WHEREOF, Grantors aforesaid have hereunto set their hands and seals this

31st day of August, 1998.

Lawrence R. Rast (SEAL) Elaine C. Rast (SEAL)
Lawrence R. Rast Elaine C. Rast

STATE OF ILLINOIS)
) -SS-
COUNTY OF DE KALB)



I, the undersigned, a Notary Public in and for and residing in said County, in the State aforesaid, **DO HEREBY CERTIFY**, that Lawrence R. Rast and Elaine C. Rast, 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.

Given under my hand and Notarial Seal this 31 day of August, 1998.

Michael E. Loveese
Notary Public

Return to and Taxes to Grantee at:

Elaine C. Rast
434 W. Aldine Ave., Apt. GE
Chicago, IL 60657

This instrument was prepared by:

Ronald G. Klein
555 Bethany Road, DeKalb, IL 60115

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Exempt under provisions of Paragraph e,
Section 4, Real Estate Transfer Tax Act.

9-4-98

Date

[Signature]

Buyer, Seller or Representative

Property of Cook County Clerk's Office

UNOFFICIAL COPY

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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: 29 September, 1998

Signature: X Lawrence R. Rast
Grantor or Agent
Lawrence R. Rast

Subscribed and Sworn to before me by the said Elaine C. Rast this 29 day of September, 1998

X Elaine C. Rast
Grantor or Agent
Elaine C. Rast

Notary Public
"OFFICIAL SEAL"
Ronald G. Klein
Notary Public, State of Illinois
DeKalb County
My Commission Expires 9/3/99

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

Dated: 29 September, 1998

Signature: X Elaine C. Rast
Grantee or Agent
Elaine C. Rast

Subscribed and Sworn to before me by the said Elaine C. Rast this 29 day of September, 1998

Notary Public
"OFFICIAL SEAL"
Ronald G. Klein
Notary Public, State of Illinois
DeKalb County
My Commission Expires 9/3/99

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.)