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DEED IN TRUST STATUTORY (ILLINOIS)



Doc#: 0816350042 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/11/2008 02:22 PM Pg: 1 of 4

THIS INDENTURE WITNESSETH, that **THE GRANTORS, STEVEN J. ORNOFF and LENI B. ORNOFF**, husband and wife, of the City of Prospect Heights, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt of which is hereby duly acknowledged, **CONVEY AND WARRANT** unto **LENI B. ORNOFF**, of 9 West Ridge Avenue, Prospect Heights, Illinois 60070, **NOT PERSONALLY, BUT AS TRUSTEE UNDER THE LENI B. ORNOFF ESTATE TRUST DATED MAY 12, 2008**, and to the Trustee's successors, the following described parcel of real estate situated in the County of Cook, State of Illinois to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO.

ADDRESS OF REAL ESTATE: 1430 N. ASTOR, UNIT 16-A, CHICAGO, IL 60610
PERMANENT REAL ESTATE INDEX NUMBER: 17-03-102-033-1037

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 set forth.

Full power and authority is hereby granted to said Trustee and the Trustee's successors in trust to improve, manage, protect, subdivide, dedicate to public use, sell, lease, mortgage, pledge, exchange, convey, donate, or otherwise deal with said real estate upon such terms, conditions and restrictions as the Trustee sees fit, with full power to amend, change or modify leases and sales agreements, and the terms and provisions thereof; to grant options to lease, renew lease, or purchase the whole or any part of the reversion, to partition or exchange such real estate, grant easements or charges of any kind; to release, convey or assign any right, title or interest in or about such real estate or any easement appurtenant thereto or any part thereof; to improve, remodel, alter, repair, add to or take from any buildings on such real estate; to insure the real estate, the Trustee and any person having an interest in or responsibility with respect to said real estate; to collect the rents and earnings; 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 the owner thereof to do, 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 the Trustee's successors 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, be obliged to see to the application 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 necessity or expediency of any act of said Trustee, or be obliged or privileged to inquire into any of the terms of said Trust; and every deed, trust deed, mortgage, lease or other instrument executed by said Trustee or the Trustee's

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UNIT 16-A, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"): LOTS 11, 12, 13, AND 14 IN BLOCK 3 IN CATHOLIC BISHOP OF CHICAGO LAKE SHORE DRIVE ADDITION, BEING A SUBDIVISION OF THE NORTH 18.83 CHAINS OF THE NORTH FRACTIONAL SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM OWNERSHIP AND BY-LAWS, EASEMENTS, RESTRICTIONS AND COVENANTS FOR ASTOR VILLA CONDOMINIUM MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 12, 1972 AND KNOWN AS TRUST NUMBER 76964, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 22511115; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

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GRANTORS: STEVEN J. ORNOFF AND LENI B. ORNOFF

GRANTEE: LENI B. ORNOFF, TRUSTEE OF THE LENI B. ORNOFF ESTATE TRUST DATED MAY 12, 2008

PROPERTY: 1430 N. ASTOR - UNIT 16-A, CHICAGO, ILLINOIS 60610

STATEMENT BY GRANTOR AND GRANTEE

The grantor or grantor's agent affirms that, to the best of his or her 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.

Paul Koch
Grantor or Agent

Dated: June 3, 2008

Subscribed and Sworn to before me this 3rd day of June, 2008.

Nidia E. Laureano
Notary Public



The grantee or grantee's 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.

Paul Koch
Grantee or Agent

Dated: June 3, 2008

Subscribed and Sworn to before me this 3rd day of June, 2008.

Nidia E. Laureano
Notary Public

