

UNOFFICIAL COPY

WARRANTY DEED IN TRUST

THIS INDENTURE WITNESSETH,
that the Grantor STANISLAW TYAKA
and DANUTA TYAKA,
HUSBAND and WIFE of the
County of COOK and the State
of ILLINOIS for and in
consideration of Ten and no/100
Dollars, and other good and valuable
considerations in hand paid, Convey



Doc#: 1134008670 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/06/2011 01:03 PM Pg: 1 of 5

and warrant unto **FIRST MIDWEST BANK** of 2801 W. Jefferson Street, Joliet, Illinois 60435, its
successor or successors as Trustee under the provisions of a trust agreement dated the 23rd day of
November, 2011 known as Trust Number 9160, the following described real
estate in the County of COOK and State of Illinois, to-wit:

See Attached Legal Description

PROPERTY ADDRESS: 8732 CRANBROOK LANE, BRIDGEVIEW, IL 60455
PERMANENT INDEX NUMBER: 24-06-106-018-0000

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

Full power and authority is hereby granted to said trustee to subdivide said premises or any part
thereof, to dedicate parks, streets, highways or alleys and 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 directly to a trust grantee or to a successor or successors in trust and to grant to such trust
grantee or 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 or 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 or 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

UNOFFICIAL COPY

LEGAL DESCRIPTION:

LOT 19 IN SOUTHFIELD, A SUBDIVISION OF PART OF THE NORTHWEST 1/4 AND PART OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 6, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address: 8732 Cranbrook Lane, Bridgeview, IL 60455

PIN: 24-06-106-018-0000

Property of Cook County Clerk's Office

UNOFFICIAL COPY

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.

The Grantors hereby expressly warrant to the Grantee (and all successors in interest), that no toxic waste, noxious, radioactive or hazardous material is stored on, or otherwise exists, upon said premises.

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 cases made and provided.

And the said grantors hereby expressly waive and release any and all right of 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.

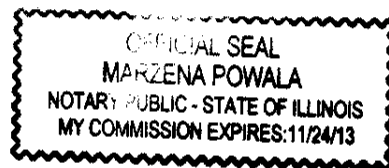
In Witness Whereof, the grantors aforesaid have hereunto set their hands and seals this 23rd day of November, 2011.

(Seal) [Signature] Danika Tylka (Seal)

State of ILLINOIS

Ss.

County of Du PAGE



UNOFFICIAL COPY

I, MARZENA POWALA a Notary Public in and for said County, in the State aforesaid, do hereby certify that STANISLAW TYLKA and DANUTA TYLKA

personally known to me to be the same persons whose name s 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, including the release and waiver of the right of homestead.

GIVEN under my hand and seal this 23rd day of November A.D. 2011.

Marzena Powala
Notary Public.

**AFTER RECORDING
MAIL THIS INSTRUMENT TO:**

FIRST MIDWEST BANK
TRUST DIVISION
2801 W. Jefferson Street
Joliet, Illinois 60435

MAIL FUTURE TAX BILLS TO:

VENESSA TYLKA
9935 S. 88th AVENUE
PAXOS HILLS, IL 60465

THIS INSTRUMENT WAS PREPARED BY:

CHRISTINE R. PIESIECKI, ESQ.
9800 S. ROBERTS ROAD, SUITE 205
PAXOS HILLS, IL 60465

Exempt under Real Estate Transfer Tax Act Sec. 4
Par. e & Cook County Ord. 05104 Par.

Date 12/6/11 Sign. Christine R. Piesiecki

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/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 and hold title to real estate under the laws of the State of Illinois.

Dated: December 5, 2011

Signature: Christi R. Pasiecki
Agent/Grantor

Subscribed and sworn to before me by the said Christine R. Pasiecki
This 5th day of December 2011.



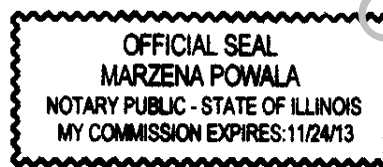
Marzena Powala
Notary Public

The grantee or his/her 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: December 5, 2011

Signature: Christi R. Pasiecki
Agent/Grantee

Subscribed and sworn to before me by the said Christine R. Pasiecki
This 5th day of December 2011.



Marzena Powala
Notary Public

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 offenses.

(Attached 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.)

Jan-11