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Doc#: 1501422043 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 01/14/2015 10:09 AM Pg: 1 of 3

DEED IN TRUST (ILLINOIS)

THE GRANTORS, Joe M. Mannacheril *
of the County
of Cook and State of Illinois for and in
consideration of Ten and No Dollars, and
other good and valuable considerations in
hand paid, Convey and Warrant unto

TQD 01/14/15 Y
CHICAGO TITLE AND TRUST COMPANY a corporation of Illinois whose address is 10 S. LaSalle Street, Suite 2750, Chicago, IL 60603 as trustee, under the provision of certain Trust Agreement dated December 10, 2014 and known as Trust# 8002366751, as grantee 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:

LOT 7 IN BLOCK 3 IN ARMITAGE AND NORTH 40TH AVENUE ADDITION TO CHICAGO, A
SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 34,
TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY,
ILLINOIS.

Permanent Real Estate Index Number: 13-34-232-353-0000

Address of Real Estate: 4018 W. Armitage Avenue, Chicago, Illinois 60639

Old Republic National Title
Insurance Company
20 S Clark Street Ste 2000
Chicago IL 60603

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 re-subdivide 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 present or in 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; 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 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 obligated to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obligated 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 in to 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

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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, 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 or 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 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.

* Non-Homestead Property

In Witness Whereof, the grantors aforesaid have set their hands and seals on December 22, 2014.

[Signature] (SEAL) _____ (SEAL)

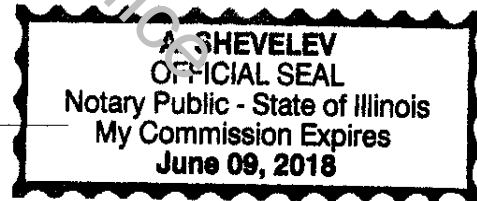
(SEAL) _____ (SEAL)

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 Joe M. Mannacheril and _____ 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 instruments 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 official seal on DECEMBER 22, 2014.

Commission expires 06-09-18. [Signature]
NOTARY PUBLIC



This instrument was prepared by: Zachary W. Blair
Attorney at Law
497 Metropolitan St.
Aurora, IL 60502

MAIL TO: **CTLTC #8002366751, 10 S. LaSalle St #2750, Chicago, IL 60603**

SEND SUBSEQUENT TAX BILLS TO: **CTLTC #8002366751
10 S. LaSalle St #2750
Chicago, IL 60603**

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COUNTY - ILLINOIS TRANSFER STAMPS

Exempt Under Provisions of
Paragraph ____, Section 4 of the
Real Estate Transfer Act.

City of Chicago
Dept. of Finance

680644

1/6/2015 8:46

DR43142



Real Estate
Transfer
Stamp

\$630.00


Batch 9,258,815

Property of Cook County Clerk's Office

STATE TAX
STATE OF ILLINOIS

JAN. 12. 15
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000032379
**REAL ESTATE
TRANSFER TAX**
0006000
FP 103037

COUNTY TAX
COOK COUNTY
REAL ESTATE TRANSACTION TAX

JAN. 11. 15
REVENUE STAMP

0000022324
**REAL ESTATE
TRANSFER TAX**
0003000
FP 103042