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0030443660

North Star Trust Company
QUIT CLAIM
DEED IN TRUST

6255/1074 49 001 Page 1 of 4
2003-04-02 13:03:57
Cook County Recorder 30.50

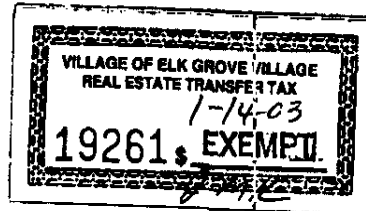


Doc#: 1511146172 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/21/2015 11:05 AM Pg: 1 of 5

THIS INDENTURE WITNESSETH, that the
Grantor, 4304 W. WABANSIA AVE
PARTNERSHIP D&O BUILDING
DAVID & OSCAR DIAZ

of the County of COOK and the State
of IL, for and in
consideration of the sum of Ten

Dollars (\$ 10.00), in hand paid, and of
other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey(s) and Quit Claim(s)
unto **North Star Trust Company**, a corporation duly organized and existing under the laws of the State of Illinois,
and duly authorized to accept and execute trusts within the State of Illinois as Trustee under the provisions of a
certain Trust Agreement, dated the 15th day of January, 2003 and known as Trust
Number 27073, and the following described real estate in the County
of COOK and State of Illinois, to wit:



GRANTEE'S ADDRESS

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

P.I.N. 08-22-102-114
08-22-102-159
08-22-102-168
08-22-102-228*

1-08-03

Date

[Signature]
Grantor or Representative

TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the trusts and for the uses and purposes herein and in said Trust Agreement set forth.

Full power and authority is hereby granted to said Trustee to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to resubdivide said real estate 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 real estate 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 real estate, or any part thereof, to lease said real estate, 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 99 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 real estate, 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 real estate or any part thereof, 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 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.

* Re-recorded to correct PIN 08-22-102-228

See Reverse

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In no case shall any party dealing with said Trustee, or any successor in trust, in relations 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, or any successor in trust, be obliged to see 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 authority, 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, or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of every person (including the Registrar of Titles of said county) relying upon or claiming under any such conveyance lease or other instrument, (a) That at the time of 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 all amendments thereof, if any, and binding upon all beneficiaries thereunder, (c) that said Trustee, or any successor in trust, 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.

And the said grantor(s) hereby expressly waive(s) and release(s) 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.

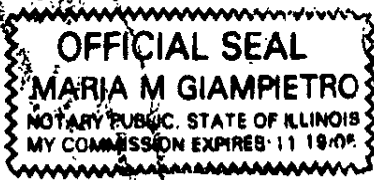
In Witness Whereof, the grantor(s) aforesaid has hereunto set their hand(s) and seal(s) this 16th day of January, 2003

[Signature] (SEAL) _____ (SEAL)
[Signature] (SEAL) _____ (SEAL)

STATE OF IL
 COUNTY OF Cook

I, Dr. Giampietro Notary Public in and for said County, in the state aforesaid do hereby certify that _____ personally known to me to be the same person(s) whose name _____ subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that _____ signed, sealed and delivered the said instrument as _____ 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 notarial seal this 16th day of Jan, 2003



[Signature]
 Notary Public

Mail To:
North Star Trust Co.
Attn: Land Trust Dept
8383 W Belmont
River Grove, IL 60171

Address of Property:
345 CRISS CIRCLE
ELK GROVE VILLAGE, IL 60007
 This instrument was prepared by:
DAVID DIAZ
912 River Forest Ct.
Bensenville, IL 60106

UNOFFICIAL COPY 0030443660 Page 3 of 4EXHIBIT A TO SPECIAL WARRANTY DEED
LEGAL DESCRIPTION OF THE PROPERTY**PARCEL 1:**

Lots 63 to 69 inclusive and the East 41.78 feet of Lot 70, taken as a tract, except that portion being and described as follows:

That part of Lots 63, 64, 65, and 66 described as follows:

Beginning at the most Northerly corner of Lot 63 aforesaid; thence Southwesterly along the Northwesterly line thereof 200.0 feet to the most Westerly corner of Lot 63 aforesaid; thence Southeasterly along the Southwesterly line of Lots 63 and 64 to the most Southerly corner of Lot 64 aforesaid; thence Southeasterly along the Southwesterly line of Lot 65 (being an arc convex Northeasterly and having a radius of 140.0 feet) for a distance of 46.86 feet to a line 45.99 feet (measured at right angles) Southeast of and parallel with the Northwesterly line of Lot 65 aforesaid; thence Northeasterly along said parallel line 54.42 feet; thence Easterly 217.43 feet to a point in the Northeasterly line of Lot 66 aforesaid 82.29 feet Northwesterly from the most Easterly-Northeast corner of Lot 66 aforesaid; thence Northwesterly along the Northeasterly line of Lots 63, 64, 65 and 66 aforesaid 417.29 feet to the point of beginning;

All of said property being in Higgins Road Commercial Subdivision Unit No. 3, being a subdivision in the West 1/2 of Section 22, Township 41 North, Range 11 East of the Third Principal Meridian, according to the plat thereof recorded January 16, 1963 as Document Number 18698699, in Cook County, Illinois.

P.I.N.: 08-22-102-168
08-22-102-228

PARCEL 2:

The East 50.79 feet of Lot 86 and all of Lot 87 in Higgins Road Commercial Subdivision Unit No. 3, being a subdivision in the West 1/2 of Section 22, Township 41 North, Range 11 East of the Third Principal Meridian, in Cook County, Illinois.

P.I.N.: 08-22-102-114
08-22-102-159

Common Address: 345 Criss Circle

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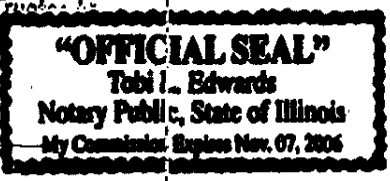
0030443660 Page 4 of 4

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 3/31, 2003 Signature: [Signature] Grantor or Agent

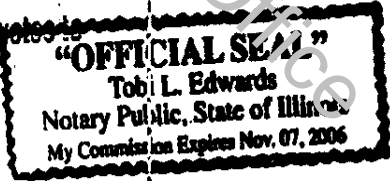
Subscribed and sworn to before me by the said North Star Trust Company as Successor Trustee of this 31st day of March 2003. Notary Public [Signature]



The grantee 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 3/31, 2003 Signature: [Signature] Grantee or Agent

Subscribed and sworn to before me by the said North Star Trust Company as Successor Trustee of this 31st day of March 2003. Notary Public [Signature]



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class 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.)

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Property of Cook County Clerk's Office

I CERTIFY THAT THIS
IS A TRUE AND CORRECT COPY

OF DOCUMENT # 0030443660

APR 21 2015



RECORDER OF DEEDS—COOK COUNTY

Office B.V. by L.C.