

UNOFFICIAL COPY

Doc#: 2202541019 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/25/2022 09:48 AM Pg: 1 of 3

DEED IN TRUST

Dec ID 20220101697783
ST/CO Stamp 1-152-691-856 ST Tax \$364.00 CO Tax \$182.00
City Stamp 0-390-114-960 City Tax: \$3,822.00

Prepared By:
Attorney Thomas J. Moran
5300 West Devon Ave.
Chicago, IL 60646

FIRST AMERICAN TITLE

FILE # AF 1019197
1091

The Grantors, PATRICK MURRAY and ELIZABETH MURRAY
Husband and Wife, of the City of Chicago, County of Cook, and
State of Illinois for and in consideration of the sum of TEN and 00/100 Dollars
and other good and valuable considerations, receipt whereof is hereby acknowledged,
CONVEY and WARRANT to

GREGORY S. ZIMNY, not Individually but as Trustee of the
GREGORY S. ZIMNY RESIDENCE TRUST U/T/A dated July 22, 2021,
and any amendments thereto, the following described real estate situated in the
County of Cook, in the State of Illinois, to wit

Lots 1 and 2 in Block 6 in Oriole, being a Subdivision of Lots 2 and 3 in the Subdivision
of Part of Sections 1 and 12, Township 40 North, Range 12, East of the Third Principal
Meridian, According to the Plat thereof recorded August 17, 1875 in Book 11 of Plats,
Page 7, According to Plat of said Oriole recorded October 1, 1927, in Book 253
Of Plats, Page 7, as Document Number 9795855, in Cook County, Illinois.

PINS: 12-12-204-001-0000 & 12-12-204-002-0000.
PROPERTY ADDRESS: 5457-5459 North Oriole Avenue
Chicago, IL 60656

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(s) set forth.

Full power and authority are hereby granted to said trustee(s) 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 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 to a successor(s) in trust and to grant to
such successor(s) in trust all of the title, estate, powers and authorities vested in said trustee(s); to
donate, to dedicate, to mortgage, to 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 or periods
of time, not exceeding in the case of any single demise, the term of 198 years, and to renew or

UNOFFICIAL COPY

extend leases upon any terms and for any period(s) of time and to amend, change or modify leases and the terms and provisions thereof at any time(s) 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, 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 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.

In no case shall any party dealing with said trustee(s) in relation to the premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee(s), 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 the trust(s) have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustee(s), or be obliged or privileged to inquire into any of the terms of said trust agreement(s); and every deed, trust deed, mortgage, lease or other instrument executed by said trustee(s) 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, (1) that at the time of the delivery thereof the trust(s) created by this Indenture and by said trust agreement(s) was in full force and effect; (2) that such conveyance or other instrument was executed in accordance with the trust(s), conditions, and limitations contained in this Indenture and in said trust agreement(s) or in some amendment(s) thereof and binding on all beneficiaries thereunder; (3) that said trustee(s) was duly authorized and empowered to execute and delivery every such deed, trust deed, lease, mortgage or other instrument; and (4) if the conveyance is made to a successor(s) in trust, that such successor(s) in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its, his, hers, or their predecessor(s) in trust(s).

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.

Said Grantors hereby release and waive all rights by virtue of the Homestead Exemption Laws of the State of Illinois.

In Witness Whereof, the Grantors aforesaid have set their hands and seals this 13th day of JANUARY, 2022.


PATRICK MURRAY


ELIZABETH MURRAY

UNOFFICIAL COPY

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 PATRICK MURRAY & ELIZABETH MURRAY, Husband and Wife, 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 said deed as their free and voluntary act for the uses and purposes therein set forth.

Given under my hand and notarial seal this 13th day of JANUARY, 2022.


NOTARY PUBLIC



Mail Tax Bills to Grantee at:

Gregory S. Zimny, Trustee
5457 N Oriole Ave.
Chicago, IL 60656

Mail Recorded Deed to:

Marle P. Sansonetti
Attorney At Law
Sansonetti + Bertakos, LLC
1101 Perimeter Drive, suite 675
Schaumburg IL 60173