

WARRANTY DEED
Statutory (ILLINOIS)
(Individual to Individual)

UNOFFICIAL COPY
85313167

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

85313167 2 9 2 3 1

86046494

11 00

(The Above Space For Recorder's Use Only)

Cook in the

THE GRANTOR S GEORGE TOURLOUKIS and
GEORGIA TOURLOUKIS, his wife,

of the City of Chicago County of Cook
State of Illinois for and in consideration of
Ten and No/100 (\$10.00)

DOLLARS,
and other good & valuable consideration in hand paid,
CONVEY and WARRANT to Park Way Bank And
Trust Company, as Trustee Under Trust Agreement
Dated March 12, 1985 and Known as Trust Number 7121
4800 N. Harlem (NAME AND ADDRESS OF GRANTEE) Chicago, Ill.
the following described Real Estate situated in the County of
State of Illinois, to wit:

Lots 8, 9, 10, 11 in Truman's Subdivision of Lots 15 and 16 in
Nicholas F. Clehert's Subdivision of the East 1/2 of the South
East 1/2 of Section 01, Township 38 North, Range 13 East of the
Third Principal Meridian, in Cook County, Illinois.

Property Index # 19-01-427-085-0000
Commonly Known As: 2401-12 W. 47th Street and
4650-52 S. Western Avenue
Chicago, Illinois

SUBJECT TO: Covenants, conditions and restrictions of record; private,
public and utility easements and roads and highways, if any; party wall
rights and agreements, if any, existing leases and tenancies; special taxes
or assessments for improvements not yet completed; installments not due at
the date hereof of any special tax or assessment for improvements heretofore
completed.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of
Illinois.

THIS DEED IS BEING RE-RECORDED TO INCLUDE NECESSARY LANGUAGE. SEE EXHIBIT "A" ATTACHED.

Permanent Real Estate Index Number(s): 19-01-427-085-0000

Address(es) of Real Estate: same as above

DATED this 25th day of July 1985

PLEASE
PRINT OR
TYPE NAME(S)
BELOW
SIGNATURE(S)

George Tourloukis (SEAL) Georgia Tourloukis (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
George Tourloukis and Georgia Tourloukis, his wife

IMPRESS
SEAL
HERE

personally known to me to be the same person as whose name is subscribed
to the foregoing instrument, appeared before me this day in person, and acknowl-
edged that they assigned, 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 official seal, this 15th day of October 1985

Commission expires 1-6-86 19 *Therese Billie Selimos*
NOTARY PUBLIC

This instrument was prepared by V. Billie Selimos 8385 Archer Rd., Willow Springs, Ill. 60480
(NAME AND ADDRESS)

MAIL TO { Mr. Jim Di Benedetto
(Name)
401 Tracey Court,
(Address)
Westmont, Illinois
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
Michael DiBenedetto
(Name)
& Victoria Ct.
(Address)
Oak Brook, IL 60521
(City, State and Zip)

Later date 11-10-85
062 967

COOK
CO. NO. 016
2 9 2 3 1
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
NOV 29 1985
REVENUE
6 5 00
CITY OF CHICAGO
REAL ESTATE TRANSFER TAX
SECTION 12.2
REVENUE
6 5 00
CITY OF CHICAGO
REAL ESTATE TRANSFER TAX
SECTION 12.2
REVENUE
6 5 00

85 313 167



UNOFFICIAL COPY

Warranty Deed

INDIVIDUAL TO INDIVIDUAL

TO

GEORGE E. COLE
LEGAL FORMS

Property of Cook County Clerk's Office

"EXHIBIT A"

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 is hereby granted to said trustee to improve, manage, protect and 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 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 praesenti or 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 195 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, 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 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 the 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 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 case made and provided.

Office 86046494

#1328 # 4 * 86-078494
T#1111 FROM 2397 02/03/86 11:31 AM
DEPT-01 RECORDING
\$11.00



86046494