

UNOFFICIAL COPY

86271192 209971

I hereby declare that the attached Deed represents a transaction exempt under the provisions of Paragraph "E" of Section 4, of the R.E. Transf. Tax Act. DATED: 6/21/86 ATTY FOR GRANTEE

This Indenture Witnesseth, That the Grantor s, JAMES AVALOS and NATIVIDAD AVALOS, his Wife as Joint Tenants of the County of C O O K and State of ILLINOIS for and in consideration of TEN. AND NO/100 Dollars, and other good and valuable considerations in hand paid, Convey and Warrant unto HERITAGE STANDARD BANK AND TRUST COMPANY, a corporation of Illinois, as Trustee under the provisions of a trust agreement dated the 24th day of June 19 86, and known as Trust Number 10236 the following described real estate in the County of C O O K and State of Illinois, to-wit:

Lot 28 in Block 1 in Richmond's Subdivision of Block 3 in Steel's Subdivision of the South East 1/4 of the East 1/2 of the Southwest 1/4 of Section 26, Township 39 North, Range 13, East of the Third Principal Meridian, In Cook County, Illinois

86271192

Property of Cook County

2655 So. Trumbull

Permanent Index No.: 16-26-403-017

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein set forth:

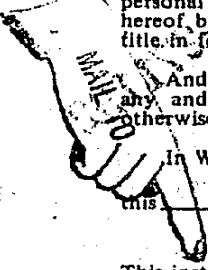
Full power and authority is hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof and to resubdivide said property as often as desired, to contract to sell, to sell on any terms, to convey either with or without consideration, to donate, to dedicate, to mortgage, pledge or otherwise encumber; to lease said property, or any part thereof, from time to time, by leases to commence in praesenti or in futuro, and upon any terms and for any period or periods of time not exceeding 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 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 said premises 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, to whom said premises, or any part thereof, shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, and in no case shall any party dealing with said trustee in relation to said premises, 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 privileged or obliged to inquire into any of the terms of said trust agreement.

The interest of each and every beneficiary hereunder and of all persons claiming under them, is hereby declared to be personal property and to be in the earnings, avails and proceeds arising from the disposition of the premises; the intention hereof being to vest in the said HERITAGE STANDARD BANK AND TRUST COMPANY the entire legal and equitable title in, to, and to all of the premises above described.

And the said grantor s hereby expressly waive and release 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 have hereunto set their hand s and seal s this 24th day of June 19 86.



This instrument prepared by ADRIENNE Z. SHAPS 4268 S. ARCHER AVENUE CHICAGO, IL. 60632 523-5784

[Signature] (SEAL)
Natividad Avalos (SEAL)
____ (SEAL)
____ (SEAL)

I hereby declare that the attached Deed represents a transaction exempt from taxation under the Chicago Transaction Tax Ordinance Paragraph "A" of Section 200. k-286 of the City Code. DATED: 6/21/86 ATTY FOR GRANTEE

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BOX 366

TRUST No: 10236

DEED IN TRUST
(WARRANTY DEED)

JAMES AVALOS and NATIVIDAD

AVALOS, his wife

TO

HERITAGE STANDARD BANK
AND TRUST COMPANY

TRUSTEE

HERITAGE STANDARD BANK
AND TRUST COMPANY
2400 West 95th St., Evergreen Park, Ill. 606642

043-1002

11 00 MAIL

RECEIVED

Property of Cook County Clerk's Office

DEPT-01 RECORDING \$11.25
142222 TRAM 0018 07/01/88 13:44:00
40389 & B * 26-271192
COOK COUNTY RECORDER

1. ADRIENNE Z. SHAPS
A Notary Public in and for said County, in the State aforesaid, Do Herby Certify,
That JAMES AVALOS and NATIVIDAD AVALOS, his wife,
as joint tenants with rights of survivorship
personally known to me to be the same person, whose name is
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 Notarial seal, this _____ day of _____
1986
Notary Public
MY COMMISSION EXPIRES ON: 2/28/92

261172-98

State of Illinois }
County of Cook } ss.