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89137306



WARRANTY DEED IN TRUST

1000 MAR 15 2009

89137306

Form 913 (7/89)

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor EDWARD AARON COWING, a married person.

of the County of Cook and State of Illinois For and in consideration of TEN and no/cents (\$10.00) Dollars, and other good and valuable considerations in hand paid, Convey and Warrant unto the CHICAGO TITLE AND TRUST COMPANY, a corporation of Illinois, whose address is 111 West Washington Street, Chicago, Illinois 60602, as Trustee under the provisions of a trust agreement dated the Fifteenth (15th) day of March 19 89, known as Trust Number 1092849 the following described Real estate in the County of Cook and State of Illinois, to-wit:

The South 1/2 of Lot 16 in Block 3 in Merrill Ladd's Second Addition to Evanston being a Subdivision of the West 1/2 of the South West 1/4 of the North East 1/4 of Section 23, Township 41 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

Cook County REAL ESTATE TRANSACTION TAX REVENUE STAMP MARCH 2009 \$ 17.50

(This is not homestead property)

PERMANENT TAX NUMBER: 10-12-220-013

VOLUME NUMBER: 053

TO HAVE AND TO HOLD the said premises with the appurtenances thereon unto the said trustee 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 parts, streets, highways or alleys and to vacate any subdivision or part thereof, and to subdivide said property as often as desired, to contract to sell, to grant, to lease, to purchase, to sell to any person, to convey either with or without consideration, to grant, to lease, to mortgage, to dedicate, to donate, to dedicate, to mortgage, to pledge or otherwise encumber said premises, or any part thereof, to lease said property, or any part thereof, from time to time in possession or reversion, to lease to commence in present or future, and upon any terms and for any period or periods of time, not exceeding in the case of any single lease the term of 20 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 returns to lease and equities to renew leases and options to purchase the whole or any part of the premises and to contract respecting the manner of making the amount of proceeds to be received, to partition or to exchange said property, or any part thereof, for other real or personal property, to grant, to convey or to charge of any kind, to release, convey or assign any right, title or interest in or about or dependent upon said premises or any part thereof, and to deal with said property and every part thereof in all other ways and for each other considerations as it would be lawful for any person owning the same to do, and in 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 any part thereof 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, term, 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 receipt or disbursement of any part of said money, 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 it, and no such trustee shall be liable in any other instrument, in fact at the time of the delivery thereof the trust created by this indenture and by said trust agreement was in full force and effect, that said trustee's performance of other instruments was executed in accordance with the trust, conditions and limitations contained in this indenture and in said trust agreement in writing and in full force and effect and binding upon all beneficiaries thereunder, that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and that the trustee's performance of such instruments was in full force and effect and binding upon all beneficiaries thereunder, and all such instruments shall be fully apportioned and are fully apportioned with all the title, estate, rights, powers, authorities, duties and obligations of us, 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, rents 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 kind of interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings, rents and proceeds thereof as the said trust.

If the title to any of the above lands is now or hereafter registered, the Register of Titles is hereby directed 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, surrenders 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.

In Witness Whereof, the grantor aforesaid has hereunto set his hand and seal this 15th day of March 19 89

Edward A. Cowing (Seal) EDWARD AARON COWING

12th (Seal)

THIS INSTRUMENT WAS PREPARED BY: Sara R. Howard, Esq. 3060 N. Lincoln, Chicago, IL 60657

State of Illinois 1. Sara R. Howard a Notary Public in and for the said County, in County of Cook do hereby certify that Edward Aaron Cowing, a married person, a married person.

personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this 15th day in person and acknowledged that he signed, sealed and delivered the said instrument as his 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 15th day of March 19 89

Sara R. Howard Notary Public my commission expires 9/25/00

After recording return to: Box 333 (Cook County only) CHICAGO TITLE AND TRUST COMPANY 111 West Washington St./Chicago, Ill. 60602 Attention: Land Trust Department

1715 Dodge, Evanston, IL For information only, insert street address of above described property

BOX 333 - GG

71-66-976 F2 (Seal) Suckiask

Real Estate Transfer Tax \$100.00 City of Evanston Real Estate Transfer Tax \$25.00 City of Evanston Real Estate Transfer Tax \$50.00 City of Evanston 89137306 STATE OF ILLINOIS DEPT. OF REVENUE REAL ESTATE TRANSFER TAX 17.50

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