

UNOFFICIAL COPY

9 0 0 5 3 0 3 6



QUIT CLAIM
DEED IN TRUST

90056086

Form 359 R 4/72

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor **ABRAHAM ZANAYED & RUTH E. ZANAYED**
HIS WIFE
of the County of **COOK** 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 Quit Claim 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 **18th**
day of **SEPTEMBER 19 84**, known as Trust Number **1085902** the following described real
estate in the County of **COOK** and State of Illinois, to-wit:

LOT 1 IN BLOCK 3 IN FIELD'S BOULEVARD ADDITION TO IRVING PARK,
A SUBDIVISION OF THE EAST 1/2 OF THE WEST 1/2 OF THE SOUTHWEST
1/4 OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE
THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

DEPT. OF RECORDING \$13.00
1-3533 TRAN 8151 02/02/90 10:25:00
4028 ÷ C * - 90 - 056086
COOK COUNTY RECORDER

PERMANENT TAX NUMBER 13-13-319-017

90056086

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 create any subdivision or part thereof, and to redivide 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, in lease said property, or any part thereof, from time to time, in possession or reversion, to leases 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 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 rents, 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 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 beneficiaries hereunder, (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 as aforesaid.

If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby requested not to register or note in the certificate of title or duplicate thereof, or memorial, the words "in trust", or "upon condition", or "with intent", or words of similar import, in accordance with the statute in such case made and provided.

And the said grantor hereby expressly waives 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 hand and seal this 21ST day of FEBRUARY 19 85

x Abraham Zanayed (Seal) *x Ruth Zanayed* (Seal)
(Seal) (Seal)

THIS INSTRUMENT WAS PREPARED BY:
ATTY. ROY SHALABI
1 NORTH LA SALLE STREET
CHICAGO, ILLINOIS 60602

State of ILLINOIS) ss. _____ a Notary Public in and for said County, in
County of COOK) the state aforesaid, do hereby certify that ABRAHAM ZANAYED &
RUTH E. ZANAYED, HIS WIFE

personally known to me to be the same person s whose name s are 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 _____ 19 84

OFFICIAL SEAL
ROY J. SHALABI
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXP. JULY 31, 1993

Roy Shalabi
Notary Public

After recording return to:
CHICAGO TITLE AND TRUST COMPANY
Land Trust Department
111 West Washington Street, Chicago, Ill. 60602
or
Box 533 (Cook County only)

For information only insert street address of above described property.

This space for affixing Rollers and Revenue Stamps
EXEMPT UNDER PROVISIONS OF PARAGRAPH E
SEC. 2001.2 (2-6), CHICAGO TRANSFER TAX
EXEMPT UNDER PROVISIONS OF PARAGRAPH E
REAL ESTATE TRANSFER TAX ACT
DATE: 1991 DECEMBER 11
AND
90-056086

Document Number

UNOFFICIAL COPY

12/21/2018

Property of Cook County Clerk's Office

90056086

120 102 10

RECEIVED
JAN 10 2019
MUNICIPAL CLERK OF COOK COUNTY
100 N. LAUREL ST. CHICAGO, IL 60602