

## WARRANTY DEED IN FEE SIMPLE

This instrument was  
prepared by: Carmen Cattino

UNOFFICIAL COPY

90340349

(D) 359885

(For above space for Recorder's use only)

THIS INDENTURE WITNESSETH, That the Grantor **s Joseph Amella and Carolina Amella, his wife**

of the County of **Cook** and State of **Illinois** for and in consideration of **Ten and 00/100 (\$10.00)** dollars, and other good and valuable considerations in hand paid, Conveys and Warrants unto the BEVERLY TRUST COMPANY, an Illinois corporation, as Trustee under the provisions of a Trust Agreement dated the **6th** day of **June**, 19**90**, known as Trust Number #8-8935, the following described real estate in the County of **Cook** and State of Illinois, to-wit:

**LOT 57 IN BLOCK 4 IN BROWNS ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTH 45 ACRES OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

DEPT-01 RECORDING

\$13.25

COMMONLY KNOWN AS: **1436 S. Halsted, Chicago, IL**

T84444 TRAN 5685 07/16/90 14.57.00

17-32-227-039-0000

#7385 # 14-90-340349  
COOK COUNTY RECORDER

Permanent Tax Number:

I LEAVE AND TO HOLD the said premises with the appurtenances, premises and fixtures for the uses and purposes herein and in said trust agreement set forth.

This power and authority is hereby granted and is to be unconditionally given, granted and confirmed to the said grantor to dedicate Park Street, Highways or alleys and to create a subdivision or part thereof, and to resell or sell any part of the said premises or any part thereof or any interest therein to successive trustees and to grant to such executors or successors in trust all of the said estate power and authority so vested in said grantor to dedicate, to mortgage, to lease, to let, to exchange, to transfer, to sell, to grant options to purchase, to convey, to assign, to leasehold, to let, to let upon condition, to let upon condition, to let for a term, to let for an indefinite term, and for any period or periods of time, and for any period or periods of time, that is exceeding in the case of an absolute lease for a term of 99 years and to renew or extend leases upon and for any period or periods of time and to award a leasehold interest and the terms and prices of such leases, and to make leases for any term or terms, to let to make trades and to grant options to lease and options to renew leases and options to purchase the whole or less than the whole of the real estate or interest in the real estate, respecting the manner of letting, the amount of payment, future rents, or payments of money to exchange said property, to any person or persons, for the payment of amounts or charges of any kind, to release, convey, assign any right, title or interest in or of the said easement or appurtenant to said premises or any part thereof, and to let or lease with or without rent, and every part thereof in all other ways and for such other considerations as shall be lawful for any person or persons to do the same, whether similar or different from those above specified, at any time or times hereafter.

This power and authority dealing with said trustee in relation to said premises or any part thereof, is to be coupled, continued to be valid, record or inscribed in the public records, or otherwise recorded, to the application of any purchase money, rent, or income derived or advanced on said premises, or to obligate to see that the terms of this trust have been performed, or to obligate to cause into the receipt, or expended, or to act, or to cause to be done, or to provide for the rights and interests of the cestui que trust agree upon, and to make and keep a record, mortgage, lease or other instrument executed by said trustee, in respect whereof, such evidence shall be furnished as evidence in law of every person holding, using, occupying, holding, using, conveying, leasing or other instrument, than at the time of the delivery, that it is the trust created by the indenture and by trust agreement, in full force and effect, of which such evidence of other instrument was executed in accordance with the terms, conditions and limitations contained in the indenture and in the trust agreement, and in the instrument itself, and binding upon all beneficiaries hereunder. All other powers, rights, and authorities are hereby granted to the said trustee to execute and deliver every such deed, lease, mortgage or other instrument, and to use an attorney or attorney-in-fact, or other person, to whom such power or authority may have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of the holder of the predecessor in title.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be held in the earnings, assets 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 right or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings, assets and proceeds thereof as aforesaid.

In the event of any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register the same to the certificate of title or corporate certificate, or memorial, the words "in trust," or "upon condition," or "with limitations," or words of similar import, in accordance with the laws in such case made and provided.

And the said grantor **S** hereby expressly waives and releases any and all right of benefit under any zoning laws and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

At Witness Whereof, the grantor **S** and seal **S** this 15th day of June, 19**90**

*Joseph Amella*  
JOSEPH AMELLA

(Seal)

(Seal)

their 90340349

hand

1990

(Seal)

(Seal)

*Carolina Amella*  
CAROLINA AMELLA

State of **Illinois**,  
County of **Cook**

Notary Public in and for said County, in  
the state aforesaid, do hereby certify that

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 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.

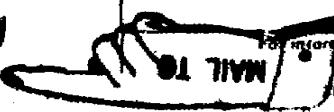
Given under my hand and notarial seal this 15th day of June, 19**90**

OFFICIAL SEAL  
PATRICK W. O'BRIEN  
NOTARY PUBLIC STATE OF ILLINOIS  
MY COMMISSION EXP. APR. 16, 1991

*Patrick W. O'Brien*  
Notary Public

Return To:

Beverly Trust Company

TRUST AND INVESTMENT SERVICES  
1357 W. 103rd St.  
Chicago, IL 60643For information only insert street address of  
above described property.

Reorder from Quilltype Graphics &amp; Printing, Chicago, IL 60648-1678

Notary Public

1347

THIS SPACE FOR AFFIXING RIDERS AND REVENUE STAMPS

# UNOFFICIAL COPY

Property of Cook County Clerk's Office

90340349

STATE OF ILLINOIS		ESTATE TRANSACTION TAX		REVENUE		SIXTY FIVE DOLLARS 00	
CO. OF COOK		CO. OF COOK		REVENUE		SIXTY FIVE DOLLARS 00	
CITY OF CHICAGO		CITY OF CHICAGO		REVENUE		NINETY NINE DOLLARS 90	
PEST ESTATE TRANSACTION TAX		PEST ESTATE TRANSACTION TAX		REVENUE		NINETY NINE DOLLARS 90	
26250		27750		26250		900.00	