

QUIT CLAIM DEED
Statutory (ILLINOIS)
(Individual to Individual)

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91655374

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THE GRANTOR Nancy J. Barnard d/b/a Classic Investments

of the City of Chicago County of Cook
State of Illinois for the consideration of
Ten...NO/00 cents...\$10.00 DOLLARS.
in hand paid.

CONVEY and QUIT CLAIM s to First Chicago Trust
Company of Illinois, Successor to First Chicago Bank of Ravenswood
as trustee under trust number 25-10678,
dated April 6, 1990

(The Above Space For Recorder's Use Only)

(NAME AND ADDRESS OF GRANTEE)
all interest in the following described Real Estate situated in the County of Cook in the
State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

Exempt under provisions of Paragraph 5, Section 3,
Real Estate Transfer Tax Act.

12/10/91
Date

Buyer, Seller or Representative

EXEMPT UNDER PROVISIONS OF PARAGRAPH

5, REAL ESTATE TRANSFER TAX ACT
CHICAGO, ILL.
12/10/91
DATE BUYER, SELLER, REPRESENTATIVE

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

Permanent Real Estate Index Number(s): 17 32 105 001 0000

Address(es) of Real Estate: 31st & Benson, Chicago, IL

DATED this 10th day of December 19 91

PLEASE PRINT OR (SEAL) (SEAL)

TYPE NAME(S) (SEAL) (SEAL)

BELOW (SEAL) (SEAL)

SIGNATURE(S)

Nancy Barnard
D/B/A CLASSIC INVESTMENTS

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

NANCY J. BARNARD

IMPERSONALLY known to me to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

OFFICIAL SEAL
JOANNE K. BARNARD
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXPIRES JULY 15, 1992

Given under my hand and official seal, this 10th day of December 19 91

Commission expires 19 *Joanne K. Barnard*
NOTARY PUBLIC

This instrument was prepared by Leslie C. Barnard, Base 340, 60622

KEVIN BRECLIN

MAIL TO

American Natl Bk. # 113156-113
200 N. LaSalle - Suite 2300
33 N. LaSalle St.
Chicago Ill. 60601
Chicago, IL 60602
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO

Name:

Address:

(City, State and Zip)

OR

RECORDER'S OFFICE BOX NO 340

D-1 73-18-232

APPROPRIATE OR RELEVANT STAMPS HERE

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UNOFFICIAL COPY

Quit Claim Deed

Case No. 10-11-10-10-10-10

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GEORGE E. COLE
LEGAL FORMS

Property of Cook County Clerk's Office

91655374

COOK COUNTY

1991 DEC 13 AM 10:17 91655374

COOK COUNTY CLERK'S OFFICE
10-11-10-10-10-10

9 1 6 5 5 3 7 4

Property of

PARCEL 1:

A TRACT OF LAND CONSISTING OF LOTS 12 TO 48, BOTH INCLUSIVE, IN BLOCK 4 AND LOTS 12 TO 25, BOTH INCLUSIVE IN BLOCK 5.

ALSO ALL OF THE VACATED ALLEY BETWEEN AND ADJOINING SAID LOTS 12 TO 24, BOTH INCLUSIVE, AND LOTS 25 TO 37, BOTH INCLUSIVE, AND ALL OF THE VACATED ALLEY ADJOINING AND BOUNDED ON THE WEST BY SAID LOTS 38 TO 48, BOTH INCLUSIVE AND ADJOINING AND BOUNDED ON THE EAST BY LOTS 24 AND 25 IN SAID BLOCK 4 AND THE HEREINABOVE DESCRIBED VACATED ALLEY.

ALSO THE NORTH 1/2 OF THE VACATED ALLEY LYING SOUTH OF AND ADJOINING SAID LOTS 12 TO 23, BOTH INCLUSIVE IN SAID BLOCK 5; ALSO ALL OF VACATED WEST 32ND STREET LYING SOUTH OF AND ADJOINING THE SOUTH LINE OF SAID LOTS 25 TO 37, BOTH INCLUSIVE IN BLOCK 4, AND SOUTH OF THE NEXT TO LAST HEREINABOVE DESCRIBED VACATED ALLEY, AND LOT 48 IN BLOCK 4, AND NORTH OF AND ADJOINING THE NORTH LINE OF SAID LOTS 12 TO 25, BOTH INCLUSIVE IN SAID BLOCK 5; ALL IN SPRINGER AND FOX'S ADDITION TO CHICAGO, IN THE NORTH WEST 1/4 OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPTING FROM SAID TRACT OF LAND THAT PART THEREOF DEDICATED FOR PUBLIC STREET BY INSTRUMENT RECORDED IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS, ON AUGUST 17, 1917 AS DOCUMENT 6174807, SAID EXCEPTED PART BEING A PARCEL OF LAND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING ON THE WEST LINE OF SAID BLOCK 4 AT A POINT 41 FEET NORTH FROM THE SOUTHWEST CORNER THEREOF, AND RUNNING THENCE SOUTH EASTWARDLY ALONG A STRAIGHT LINE A DISTANCE OF 146.70 FEET TO A POINT ON THE SOUTH WESTERLY LINE OF SAID BLOCK 5 WHICH IS 33.27 FEET SOUTH EASTERLY FROM THE NORTH WEST CORNER THEREOF; THENCE NORTH WESTWARDLY ALONG THE SOUTH WESTERLY LINE OF SAID BLOCK 5, AND ALONG SAID LINE PRODUCED, A DISTANCE OF 91.50 FEET TO ITS INTERSECTION WITH THE WEST LINE OF SAID BLOCK 4, PRODUCED SOUTH, AND THENCE NORTH ALONG SAID WEST LINE OF SAID BLOCK 4 PRODUCED SOUTH A DISTANCE OF 69.13 FEET TO THE POINT OF BEGINNING.

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Price

LEGAL DESCRIPTIONS

P. I. N. 51 17-32-105-002-0000 and 17-32-105-018-0000

A TRACT OF LAND CONSISTING OF LOTS 12 TO 29 BOTH INCLUSIVE, IN BLOCK 5 ALSO THE N. 1/2 OF THE VACATED ALLEY LYING SOUTH OF AND ADJOINING SAID LOTS 12 TO 23, BOTH INCLUSIVE, IN SAID BLOCK 5; ALSO ALL OF VACATED WEST 32ND STREET LYING SOUTH OF AND ADJOINING THE SOUTH LINE OF SAID LOTS 25 TO 27, BOTH INCLUSIVE, IN BLOCK 4, AND SOUTH OF THE NEXT TO LAST HEREINAFORE DESCRIBED VACATED ALLEY, AND LOT 48 IN BLOCK 4, AND NORTH OF AND ADJOINING THE NORTH LINE OF SAID LOTS 12 TO 29, BOTH INCLUSIVE, IN SAID BLOCK 5, ALL IN SPRINGER AND FOX'S ADDITION TO CHICAGO IN THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPTING FROM SAID TRACT OF LAND THAT PART THEREOF DEDICATED FOR PUBLIC STREET BY INSTRUMENT RECORDED IN THE RECORDS OFFICE OF COOK COUNTY, ILLINOIS, ON AUGUST 17, 1917 AS DOCUMENT NUMBER 6174807, SAID EXCEPTED PART BEING A PARCEL OF LAND BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING ON THE WEST LINE OF SAID BLOCK 4 AT A POINT 41 FEET NORTH FROM THE SOUTHWEST CORNER THEREOF AND RUNNING THENCE SOUTHEASTWARDLY ALONG A STRAIGHT LINE A DISTANCE OF 144.70 FEET TO A POINT ON THE SOUTHWESTERLY LINE OF SAID BLOCK 5 WHICH IS 33.27 FEET SOUTHEASTERLY FROM THE NORTHWEST CORNER THEREOF; THENCE NORTHWESTWARDLY ALONG THE SOUTHWESTERLY LINE OF SAID BLOCK 5, AND ALONG SAID LINE PRODUCED, A DISTANCE OF 91.50 FEET TO ITS INTERSECTION WITH THE WEST LINE OF SAID BLOCK 4, PRODUCED SOUTH, AND THENCE NORTH ALONG SAID WEST LINE OF SAID BLOCK 4 PRODUCED SOUTH, A DISTANCE OF 69.33 FEET TO THE POINT OF BEGINNING, IN COI.

P. I. N. 17-32-105-013-0000

LOT 21 AND THAT PART OF VACATED WEST 32ND STREET LYING SOUTH OF AND ADJOINING THE SOUTH LINE OF SAID LOT 11 IN BLOCK 4 IN SPRINGER AND FOX'S ADDITION TO CHICAGO IN THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 14, LYING EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P. I. N. 17-32-105-016-0000

LOT 1 AND THAT PART OF VACATED WEST 32ND STREET LYING NORTH OF AND ADJOINING THE NORTH LINE OF SAID LOT 1 IN BLOCK 5 IN SPRINGER AND FOX'S ADDITION TO CHICAGO IN THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 14, LYING EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P. I. N. 17-32-105-017-0000

LOT 2 IN BLOCK 5 IN SPRINGER AND FOX'S ADDITION TO CHICAGO IN THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 14, LYING EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P. I. N. 17-32-105-018-0000

LOT 3 IN BLOCK 5 IN SPRINGER AND FOX'S ADDITION TO CHICAGO IN THE EAST HALF (1/2) OF THE NORTHWEST QUARTER (1/4) OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 14, LYING EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS

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Office

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Property of the County of Los Angeles

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 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 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 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, 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 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 as 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 "within limitation", or words of similar import, in accordance with the statute in such case made and provided.

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