

UNOFFICIAL COPY

TRUST (ILLINOIS)

1330770

THE GRANTOR STELLA KNAPCZYK, a single person never married; HARRY LARSEN, a widower and WANDA KNAPCZYK, a single person never married

DEPT-01 RECORDING \$13.29
T43333 TRAM 4794 07/03/91 12:23:00
#2259 + C *91-330770
COOK COUNTY RECORDER

of the County of Cook and State of Illinois, for and in consideration of Ten and No Dollars, and other good and valuable considerations in hand paid, Convey and Warrant unto

01330770

STELLA KNAPCZYK and WANDA KNAPCZYK as Co-Trustees of the STELLA KNAPCZYK TRUST dated June 11, 1991 and WANDA KNAPCZYK and STELLA KNAPCZYK as Co-Trustees of the WANDA KNAPCZYK TRUST dated June 11, 1991, the following described real estate in the County of Cook and State of Illinois, to wit:

Lot 14 in Block 5 in Titleys Subdivision of Lot 1 in Circuit Court Partition, being a Subdivision of the West half of the South East quarter (except the South 33-1/3 acres thereof) and the North Half of the South West Quarter (except the South 33-1/3 acres thereof) in Section 29, Township 40 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois

Permanent Real Estate Index Number(s): 13-29-408-014-0000

Address(es) of Real Estate: 2615 N. Austin, Chicago, Illinois

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 are hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys; 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 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; to lease said property, or any part thereof, from time to time, in possession or reversion, by leases to commence in present or in 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 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 lease, 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 to be sold, leased or mortgaged by said trustee, be obligated to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obligated to see that the terms of this trust have been complied with, or be obligated 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, 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 "with limitations," or words of similar import, in accordance with the statute in such case made and provided.

And the said grantors 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 grantors aforesaid have set their hands and seals this 11th of June, 1991.

Wanda Knapczyk (SEAL) Stella Knapczyk (SEAL)
Harry Larsen

State of Illinois, County of COOK ss.

IMPRESS
SEAL
HERE:

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that STELLA KNAPCZYK, a single person and HARRY LARSEN, a widower, personally known to me to be the same persons whose names subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instruments 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 official seal this 15th day of June, 1991

Commission expires 2-20 1995 Juanita H. Bernauer
Notary Public

This instrument was prepared by: CHESTER M. PRZYBYLO
NAME AND ADDRESS

MAIL TO:

CHESTER M. PRZYBYLO
ATTORNEY AT LAW
8339 N. MILWAUKEE AVENUE
CHICAGO, ILLINOIS 60630

SEND COPIES OF TAX BILLS TO:

1329

" OFFICIAL SEAL "
JUANITA H. BERNAUER
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 2/20/95

Exempt under provisions of Paragraph 1, Section 5, Seal Estate Transfer Tax Act.
Date 15-9-91
Buyer, Seller or Representative Stella Knapczyk
91330770

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05/20/2017

Property of Cook County Clerk's Office

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05/20/2017

PROPERTY OF COOK COUNTY CLERK'S OFFICE
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RECALL FOR THE 2017 ELECTIONS
IN CHICAGO AND ILLINOIS