

UNOFFICIAL COPY

7  
006P

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

TO HAVE AND TO HOLD the same, together with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth.

1825 N. Lincoln Plaza  
Chicago, Illinois 60614

Address of Grantee:

Unit 301, 1860 Lincoln Park West  
Chicago, Illinois 60614

Address of Real Estate:

Permanent Real Estate Index Number(s): 14-33-400-036-1001

(hereinafter each referred to as "said trustee", regardless of the number of trustees under each said trust agreement), and unto all and every successor or successors in trust under each said trust agreement, the real property described in Exhibit "A" attached hereto and by this reference incorporated herein; subject, however, to all valid prior reservations, conveyances, easements, options, or leaseholds, relative to any interest in the above real estate, if any, appearing of record as of the date hereof and any other encumbrances noted on said Exhibit "A".

Frank A. Dixon, Trustee under the Frank A. Dixon Trust dated February 25, 1992, an undivided one-half interest, as and Anthony M. Dixon, an undivided one-half interest, as tenants in common

(hereinafter called the "Grantors"), of the County of Cook and the State of Illinois, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, convey and warrant unto

Frank A. Dixon and Anthony M. Dixon

THE GRANTORS

DEED IN TRUST

DEPT-01 RECORDINGS

149999 TMM 4153 06/25/92 12 25 06

04604 # \* -72-461943

COOK COUNTY RECORDER

\$29 00

92461993

Section 4  
Examined under Real Estate Transfer Act, Par. 1-2  
Date  
\$55.00  
Deed in Trust  
Governing or Representing

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

its, his or their predecessor in trust. estate, rights, powers, authorities, duties and obligations of trust, that such successor or successors in trust have been properly appointed and are fully vested with all the title, if the conveyance is made to a successor or successors in deed, trust deed, lease, mortgage or other instrument; and (d) authorized and empowered to execute and deliver every such beneficiaries thereunder; (c) that said trustee shall duly agreement or in some amendment thereof and binding upon all limitations contained in this indenture and in said trust executed in accordance with the trusts, conditions and effect; (b) that such conveyance or other instrument was indenture and by said trust agreement was in full force and time of the delivery thereof the trust created by this such conveyance, lease or other instrument; (a) that at the in favor of every person relying upon or claiming under any in relation to said real estate shall be conclusive evidence mortgage, lease or other instrument executed by said trustee the terms of said trust agreement; and every deed, trust deed, trustee, or be obliged or privileged to inquire into any of inquire into the necessity or expediency of any act of said of this trust have been completed with, or be obliged to advanced on said premises, or be obliged to see that the terms application of any purchase money, rent, or money borrowed or or mortgaged by said trustee, be obliged to see to the part thereof shall be conveyed, contracted to be sold, leased relation to said premises, or to whom said premises or any In no case shall any party dealing with said trustee in

specified, at any time or times hereafter. the same, whether similar to or different from the ways above would be lawful for any person owning the same to deal with in all other ways and for such other considerations as it thereof; and to deal with said property and every part thereof or about or easement appurtenant to said premises or any part to release, convey or assign any right, title or interest in personal property; to grant easements or charges of any kind; exchange said property, or any part thereof, for other real or the amount of present or future rentals; to partition or the reversion and to contract respecting the manner of fixing renew leases and options to purchase the whole or any part of to make leases and to grant options to lease and options to provisions thereof at any time or times hereafter; to contract time and to amend, change or modify leases and the terms and extend leases upon any terms and for any period or periods of any single demise the term of 198 years, and to renew or commence in present or in futuro, and upon any terms and for from time to time, in possession or reversion, by leases to part thereof; to lease said property, or any part thereof, mortgage, pledge or otherwise encumber said property, or any

Vertical text on the left margin, possibly a page number or reference.

Frank A. Dixon  
1825 N. Lincoln Plaza, Chicago, Illinois 60614

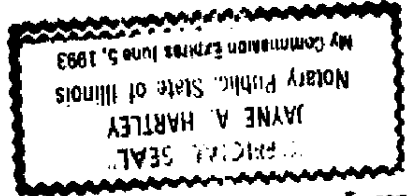
After Recordation, mail to and send subsequent Tax Bills to:

Elmhurst, Illinois 60126  
579 W. North Avenue

Attorneys at Law  
Caluwaert, Panegasser, Hancock & Schousen  
Jayne A. Hartley

This instrument was prepared by:

Notary Public, State of Illinois



On this date of March 16, 1992, before me personally appeared and, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

County of Cook

State of Illinois

as:

Anthony M. Dixon

Frank A. Dixon

IN WITNESS WHEREOF, the Grantors have executed this Deed in Trust on this date of March 16, 1992.

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.

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.

022462963

92461963

Property of Cook County Clerk

Unit No. 301 in Lincoln Park Tower Condominium as Delineated on Survey of Lots 6 to 9 both inclusive, 58 to 52 both inclusive, in Hiram Jefferson's Subdivision of Block 38 in Canal Trustee's Subdivision in Section 33, Township 40 North, Range 14 East of the Third Principal Meridian and Lots 1 to 5 both inclusive in said Hiram Jefferson's Subdivision of Block 38 and Certain Parts of Vacated Public Alley and Private Alley (hereinafter referred to as "Parcel") which survey is attached as Exhibit "A" to Declaration of Condominium made by LaSalle National Bank, a National Banking Association, as Trustee under trust agreement dated February 1, 1966 known as trust number 29500 recorded in the office of Recorder of Deeds of Cook County, Illinois as Document No. 23932182 Together with an undivided percentage interest in said parcel (excepting from said parcel all the property and space comprising all the units thereof as defined and set forth in said Declaration and Survey), in Cook County, Illinois.

Legal Description:

EXHIBIT A

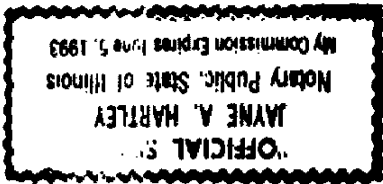
UNOFFICIAL COPY

92461963

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 3-16, 1993, Signature: Frank A. D. John

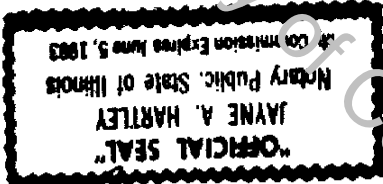


Grantor or Agent

Subscribed and sworn to before me by the said Frank A. D. John this 16th day of March, 1993. Notary Public Jayne A. Hartley

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 3-16, 1993, Signature: Frank A. D. John



Grantee or Agent

Subscribed and sworn to before me by the said Frank A. D. John this 16th day of March, 1993. Notary Public Jayne A. Hartley

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class A misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

UNOFFICIAL COPY

Property of Cook County Clerk's Office

92-69903