

UNOFFICIAL COPY

Full power and authority is hereby granted to said Trustee to improve, manage, protect and subdivide said premises or any part thereof, 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 premises, or any part thereof, to lease said premises, or any part thereof, from time to time, in possession or reversion, by leases to commence in the present or future, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 198 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 premises, or any part thereof, for other reason 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 premises and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes in said Declaration of Trust set forth.

Common Address: 1421 Portsmouth Avenue, Westchester, Illinois (the "premises")

Permanent Index No. 15-21-116-005

92564193
Lot 207 in George F. Nixon and Company's 2nd Addition to Westchester being a subdivision in the North 1/2 of Section 21, Township 39 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois

The grantor, ALBINA STOLARCZYK, a widow, of the county of Cook and State of Illinois, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00), in hand paid, and of other good and valuable consideration, receipt of which is hereby duly acknowledged, CONVEYS and WARRANTS to ALBINA STOLARCZYK, not individually, but as Trustee under Declaration of Trust dated July 7, 1992, of 1421 Portsmouth Avenue, Westchester, Illinois, the following-described real estate situated in the county of Cook in the State of Illinois, to-wit:

WARRANTY DEED IN TRUST

92564193

Exempt under Real Estate Transfer Tax Act Sec. 4
Par. (c) & Cook County Ord. 95104 Par. 4
Date July 7, 1992 Sign *[Signature]*

92564193

UNOFFICIAL COPY

92564193

Property of Cook County Clerk's Office

DEPT-01 RECORDING 92.00
T4444 STRA 3841 07/31/92 11:42:00
92564193
COOK COUNTY RECORDER

DEPT-01 RECORDING 92.00
T4444 STRA 3841 07/31/92 11:42:00
92564193
COOK COUNTY RECORDER

UNOFFICIAL COPY

92564193

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that ALBINA STOLARCZYK, a widow, personally known to me to be the same person whose name

STATE OF ILLINOIS)
) SS.
) COUNTY OF COOK)

Albina Stolarczyk
(SEAL) ALBINA STOLARCZYK

Dated this 7th day of July, 1922

And the grantor hereby expressly reserves all rights 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 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 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 said Declaration of 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 Declaration of Trust; and every deed, trust deed, mortgage, lease or other instrument executed by said Trustee in relation to said premises 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 Declaration of Trust 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 Declaration of Trust 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 same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

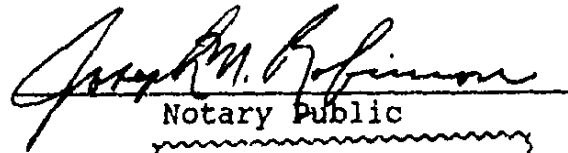
92564193

UNOFFICIAL COPY

9 2 3 5 4 1 2 7

is 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.

Given under my hand and official seal this 7th day of July, 1992.


Notary Public

" OFFICIAL SEAL "
JOSEPH M. ROBINSON
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 10/5/93

This instrument was prepared by:
JOSEPH M. ROBINSON
MORRISSEY ROBINSON & KABAT
1301 West 22nd Street, Suite 807
Oak Brook, Illinois 60521
708-571-1300



MAIL TO:

JOSEPH M. ROBINSON
MORRISSEY ROBINSON & KABAT
1301 West 22nd Street, Suite 807
Oak Brook, Illinois 60521

ADDRESS OF PROPERTY:

1421 Portsmouth Avenue
Westchester, Illinois 60153

SEND SUBSEQUENT TAX BILLS TO:

Ms. ALBINA STOLARCZYK
1421 Portsmouth Avenue
Westchester, Illinois 60153

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

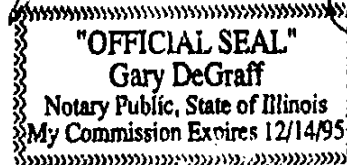
STATEMENT BY GRANTOR AND GRANTEE

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 7-31, 1992 Signature: _____

Grantor or Agent

Subscribed and sworn to before me by the said _____ this 31 day of July, 1992.
Notary Public Gary DeGraff

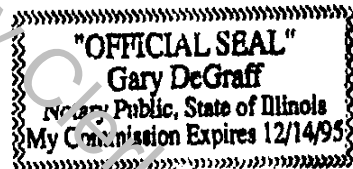


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a 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 7-31, 1992 Signature: _____

Grantee or Agent

Subscribed and sworn to before me by the said _____ this 31 day of JULY, 1992.
Notary Public Gary DeGraff



92564193

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C 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.)