

This instrument is prepared by:  
Dana H. Cleven, President  
Community Savings Bank  
4801 W. Belmont Avenue  
Chicago, IL 60641

**UNOFFICIAL COPY**

92593682

(The Above Space For Recorder's Use Only)

THE GRANTOR, GRACE A. TRAFICANTI, a never married person

of the County of Cook and State of Illinois, for and in consideration of TEN and NO/100 (\$10.00) Dollars, and other good and valuable considerations in hand paid, Convey and (WARRANT / QUIT CLAIM) unto COMMUNITY SAVINGS BANK, an Illinois Corporation, 4801 West Belmont Avenue, Chicago, Illinois 60641 (NAME AND ADDRESS OF GRANTEE)

as Trustee under the provisions of a trust agreement dated the 4th day of August, 1992 and known as Trust Number LT-694 (hereinafter referred to as "said trustee," regardless of the number of trustees,) and unto all and every successor or successors in trust under said trust agreement, the following described real estate in the County of Cook and State of Illinois, to wit:

SEE ATTACHED RIDER FOR LEGAL DESCRIPTION

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 praesenti or in 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 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 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 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 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 said trustee 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 grantor hereby expressly waives and releases 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 grantor aforesaid has hereunto set her hand and seal this 7th day of August, 1992

Grace A. Traficanti (SEAL)  
Grace A. Traficanti, (SEAL)  
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 GRACE A. TRAFICANTI, a never married person

personally known to me to be the same person whose name 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 August, 1992  
Commission expire 19

OFFICIAL SEAL  
BARBARA KOSTELANCIK  
Notary Public, State of Illinois  
My Commission Expires 6/20/96

[Signature]  
NOTARY PUBLIC

\*USE WARRANT OR QUIT CLAIM AS PARTIES DESIRE

MAIL TO: COMMUNITY SAVINGS BANK  
4801 WEST BELMONT AVENUE  
CHICAGO, ILLINOIS 60641  
(City, State and Zip)

ADDRESS OF PROPERTY:  
5337 N. Delphia  
Chicago, IL 60656

THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED.  
SEND SUBSEQUENT TAX BILLS TO:

OR RECORDER'S OFFICE BOX NO. BOX 331

AFFIX "RIDERS" OR REVENUE STAMPS HEREIN PROVISIONS OF PARAGRAPH 5, SECTION 4, REAL ESTATE TRANSFER ACT  
AUG - 7 1992

Community Savings Bank as trustee  
under Trust No. LT-694  
By: [Signature] Dana H. Cleven, President  
No Transfer Consideration  
Date

DOCUMENT NUMBER  
92593682

DEPT-01 RECORDING  
1:33:33 TRM 1660 08/11/92 11:09:00  
\$25.00  
COOK COUNTY RECORDER  
\* 92-593682  
\$2.20

UNOFFICIAL COPY

92930236

TO

Deed in Trust

Property of Cook County Clerk's Office

92930236

OFFICIAL SEAL  
BARBARA KOSTELANCIK  
Notary Public, State of Illinois  
My Commission Expires 06/30/2018

# UNOFFICIAL COPY

LEGAL DESCRIPTION LT-694 dated August 4, 1992

92593682

UNIT NO. 237 AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL): THAT PART OF LOT 3 IN ALBERT SCHORSCH SON'S CATHERINE COURTS TRACT NO. 1, IN THE NORTH 1/2 OF THE SOUTH EAST 1/4 OF THE NORTH WEST 1/4 OF SECTION 11, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH EAST CORNER OF LOT 1 IN SAID ALBERT SCHORSCH SON'S CATHERINE COURTS TRACT NO. 1; THENCE WEST ALONG THE NORTH LINE OF SAID LOT 1 AND THE NORTH LINE OF LOT 3 IN SAID SUBDIVISION 965.76 FEET; THENCE SOUTH 304.06 FEET TO THE PLACE OF BEGINNING OF THE LAND TO BE DESCRIBED; THENCE NORTH 89 DEGREES 58 MINUTES, 55 SECONDS WEST 300.15 FEET TO THE WEST LINE OF SAID LOT 3; THENCE NORTH 1 DEGREE, 38 MINUTES, 10 SECONDS EAST ALONG SAID WEST LINE, 148.06 FEET; THENCE EAST PARALLEL TO THE NORTH LINE OF SAID LOT, 353.71 FEET; THENCE SOUTH ALONG A LINE DRAWN AT RIGHT ANGLES TO THE NORTH LINE OF SAID LOT 3, 157.52 FEET; THENCE WEST AT RIGHT ANGLES TO THE LAST DESCRIBED LINE 57.76 FEET; THENCE NORTH AT RIGHT ANGLES TO THE LAST DESCRIBED LINE 9.43 FEET, ALL IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO DECLARATION OF CONDOMINIUM MADE BY MC NERNEY-GOSLIN, INC., A CORPORATION OF ILLINOIS RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS AS DOCUMENT NO. 22657912; TOGETHER WITH AN UNDIVIDED 1.97 PERCENT 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) ALL IN COOK COUNTY, ILLINOIS

Cook County Clerk's Office

92593682

# UNOFFICIAL COPY

3/20/2009

THE STATE OF ILLINOIS  
COUNTY OF COOK

BEFORE ME, the undersigned authority, on this day personally appeared \_\_\_\_\_, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

Notary Public in and for the State of Illinois

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## STATEMENT BY GRANTOR AND GRANTEE

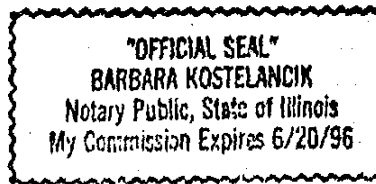
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate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

Signature: Grace A. Traficante  
Grantor or Agent

Signature Subscribed and Sworn  
to before me this AUG - 7 1992 day of 19

[Signature]  
Notary Public



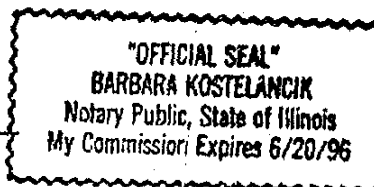
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Signature: [Signature]  
Grantee or Agent

Signature Subscribed and Sworn  
to before me this AUG - 7 1992 day of 19

[Signature]  
Notary Public



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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

92593682

# UNOFFICIAL COPY

PROPERTY OF COOK COUNTY CLERK'S OFFICE

The undersigned, being duly sworn, depose and say that the within and foregoing is a true and correct copy of the original as the same appears in the records of the County of Cook, Illinois, and that the same is a true and correct copy of the original as the same appears in the records of the County of Cook, Illinois, and that the same is a true and correct copy of the original as the same appears in the records of the County of Cook, Illinois.

Property of Cook County Clerk's Office

NOTARIAL PUBLIC  
JAMES J. HARRIS  
1111 N. LAUREL ST.  
CHICAGO, ILL. 60610

and he can and does depose and say that the within and foregoing is a true and correct copy of the original as the same appears in the records of the County of Cook, Illinois, and that the same is a true and correct copy of the original as the same appears in the records of the County of Cook, Illinois, and that the same is a true and correct copy of the original as the same appears in the records of the County of Cook, Illinois.

NOTARIAL PUBLIC  
JAMES J. HARRIS  
1111 N. LAUREL ST.  
CHICAGO, ILL. 60610

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