

WARRANTY

DEPT-11

\$25.50

T#7777 TRAN 0064 08/12/92 12:49:00

92597799

#9801 # -92-597799

COOK COUNTY RECORDER

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor Holly E. Humphreys, as Trustee under Trust Agreement, dated August 1, 1990, and known as the Holly E. Humphreys Trust of the County of Cook and State of Illinois for and in consideration of dollars, and other good and valuable considerations in hand paid, Convey s and warrant s unto FIRST CHICAGO TRUST COMPANY OF ILLINOIS, an Illinois Corporation, of 1825 W. Lawrence, Chicago, Illinois, its successor or successors, as Trustee under a trust agreement dated July 9, 1992 1992, known as Trust Number RV-011702, the following described real estate in the County of Cook and State of Illinois, to-wit:

Unit 401 as described in survey delineated on and attached to and a part of a Declaration of Condominium Ownership registered on the 30th day of April, 1976, as Document Number 2866802; and an Undivided 1.0263% interest (except the Units delineated and described in said survey) in and to the following Described Premises: That part of Loc "A" in Murray Hill Consolidation (hereinafter described) which falls in Original Lot 12 in County Clerk's Division, said Murray Hill Consolidation of Lots 9, 10, 11 and 12 in County Clerk's Division of Lots 8, 9, and 24 and accretions thereto in C.U. Gordon's Addition to Chicago, in Fractional Section 16, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County Illinois.

(Permanent Index No.: 14 - 16 - 300 - 027 - 1003)

TO HAVE AND TO HOLD the real estate with its appurtenances upon the trusts and for the use and purposes herein and in the trust agreement set forth.

Full power and authority is hereby granted to said trustee to subdivide and resubdivide the real estate or any part thereof; to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof; to execute contracts to sell or exchange, or execute grants of options to purchase, to execute contracts to sell on any terms, to convey either with or without consideration; to convey the real estate 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 the trustee; to donate, to dedicate, to mortgage, or otherwise encumber the real estate, or any part thereof; to execute leases of the real estate, or any part thereof, from time to time, in perpetuity or for a term, by lease to commence in present or future, and upon any terms and for any period or periods of time, and to execute renewals or extensions of leases upon any terms and for any period or periods of time and to execute amendments, changes or modifications of leases and the terms and provisions thereof at any time or times hereafter; to execute contracts to make leases and to execute options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to execute contracts respecting the manner of fixing the amount of present or future rentals, to execute grants of easements or charges of any kind, to release, convey or assign any right, title or interest in or about or easement appurtenant to the real estate or any part thereof, and to deal with the title to said real estate and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the title to the real estate to deal with it, whether similar to or different from the ways above specified and at any time or times hereafter.

In no case shall any party dealing with said trustee in relation to the real estate, or to whom the real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by the trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on the real estate, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the trustee, or be obliged or privileged to inquire into any of the terms of the trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by the trustee in relation to the real estate shall be conclusively 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 herein and by the trust agreement was in full force and effect, (b) that such conveyance, lease or other instrument was executed in accordance with the trusts, conditions and limitations contained herein and in the trust agreement or in any amendments thereof and binding upon all beneficiaries, (c) that the 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 beneficiary under the trust agreement and of all persons claiming under them or any of them shall be only in the possession, earnings, and the avails and proceeds arising from the sale, mortgage or other disposition of the real estate, and such interest is hereby declared to be personal property, and no beneficiary shall have any title or interest, legal or equitable, in or to the real estate as such, but only an interest in the possession, 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 waive s and release s 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 ha hereunto set her hand and seal this 9th day of July 19 92.

*Holly E. Humphreys* (SEAL) (SEAL)  
 Holly E. Humphreys, as Trustee under Trust Agreement dated August 1, 1990, and known as the Holly E. Humphreys Trust (SEAL) (SEAL)  
 Humphreys Trust

EXEMPT UNDER PROVISIONS OF PARAGRAPH 7-1, SEC. 200, 1-2 (B-6) OF PARAGRAPH 7-1, SEC. 200, 1-4 (B) OF THE CHICAGO FINANCIAL PLAN OPERATIONS

EXEMPT UNDER PROVISIONS OF PARAGRAPH REAL ESTATE TRANSFER TAX ACT.

SECTION 4, 92597799

DATE BUYER, SELLER, REPRESENTATIVE

DATE 7-21-92

BUYER, SELLER OR REPRESENTATIVE

7366889 H 686687

6859107



ADDRESS OF PROPERTY:  
 4300 North Marine Drive, Unit 401  
 Chicago, Illinois

THIS DOCUMENT WAS PREPARED AND DRAFTED BY:  
 Patrick G. Duffy, Attorney at Law,  
 7042 North Ottawa Avenue  
 Chicago, Illinois 60631

BOX 55



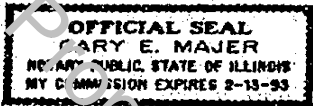
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# UNOFFICIAL COPY

State of ILLINOIS )  
County of COOK ) ss. I, GARY E. MAJER Notary Public in and for said County, in  
the state aforesaid, do hereby certify that HOLLY E. HUMPHREYS

personally known to me to be the same person whose name LS 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 notarial seal this 2<sup>nd</sup> day of JULY 19 92

Gary E. Majer  
Notary Public



Property of Cook County Clerk's Office

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6616526

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## STATEMENT BY GRANTOR AND GRANTEE

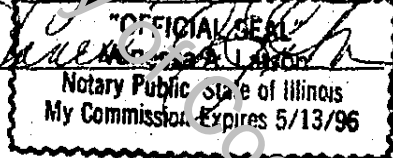
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 7-21, 1992 Signature: \_\_\_\_\_

*[Handwritten Signature]*  
Grantor or Agent

Subscribed and sworn to before me by the said Grantor this 21st day of July, 1992.

Notary Public \_\_\_\_\_



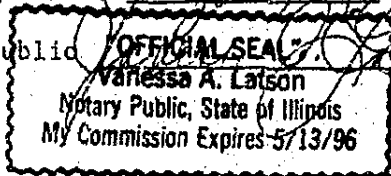
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 7-21, 1992 Signature: \_\_\_\_\_

*[Handwritten Signature]*  
Grantee or Agent

Subscribed and sworn to before me by the said Grantee this 21st day of July, 1992.

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 ABL to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]

92597739

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OFFICIAL SEAL  
JANUARY 1, 1988  
Cook County Clerk's Office

OFFICIAL SEAL  
JANUARY 1, 1988  
Cook County Clerk's Office