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DEED IN TRUST

QUIT CLAIM

The Grantors, **BRUCE E. COTTON** and **NANCY COTTON**, his wife, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of the sum of Ten and No/100 (\$10.00) Dollars, receipt of whereof is hereby acknowledged, does hereby quit claim and convey unto **BRUCE E. COTTON**, as Trustee under **THE BRUCE E. COTTON LIVING TRUST**, an undivided one-half interest in the following described real estate in the County of Cook and State of Illinois, to-wit:

Unit 17N as delineated on the Plat of Survey of the following described real estate: Lots 76, 77 and 80 and the South 10/12ths feet of Lot 81 (taken as a tract) in Burton's Subdivision of the North part of Lot 14 in Bronson's Addition to Chicago, in Section 4, Township 39 North, Range 14, East of the Third Principal Meridian in Cook County, Illinois, which Plat of Survey is attached as Exhibit A to the Declaration of Condominium made by Central National Bank in Chicago, a corporation, as Trustee under Trust Agreement dated September 29, 1972, and known as Trust No. 19232, recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as Document No. 233132265; together with its undivided percentage interest in the common elements as set forth in said Declaration.

Permanent Index No.: 11-09-208-029-1030
Address of Property: Unit 17N, 1530 North Dearborn, Chicago, Illinois

TO HAVE AND TO HOLD the real estate with its appurtenances upon the trusts and for the uses 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 possession or reversion, by leases to commence in presenti or futuro, 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 owing 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 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 herein and by the 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 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 and 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

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BY DEED THAT THE ATTACHED DEED REPRESENTS A TRANSACTION FROM TAXATION UNDER THE CHICAGO TRANSACTION TAX ORDINANCE PARAGRAPH (S) 7 OF SECTION 10-12-010 OF SAID ORDINANCE. SECTION 4, OF THE REAL ESTATE TRANSFER TAX ACT.

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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 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 the sale on execution or otherwise.

In Witness Whereof, the grantor aforesaid has hereunto set her hand and seal this 24th of September, 1992.

+ Bruce E. Cotton (SEAL)

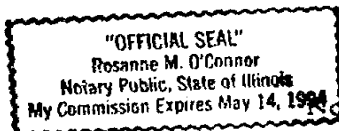
+ Karey R. Cotton (SEAL)

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
Bruce E. Cotton and Karey R. Cotton, his wife

personally known to me to be the same person S whose name S are subscribed
to the foregoing instrument, appeared before me this day in person and acknowledged that
they signed, sealed and delivered the said instrument as
free free and voluntary act for the uses and purposes set forth, including the
release and waiver of the right of homestead.

Given under my hand and notarial seal this 24th day of September, 1992.



Rosanne M. O'Connor
Notary Public

Mail to:

Arnee J. Eisenberg
MARKS, MARKS AND KAPLAN, LTD.
120 N. LaSalle Street
Suite 3200
Chicago, IL 60602-2401

Send Tax Bills To:
Unit 17N, 1530 N. Dearborn
Chicago, IL 60610

Client's Office
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BOX 333

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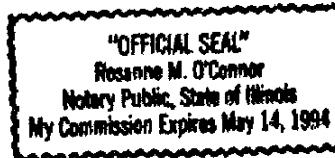
STATEMENT BY GRANTOR AND GRANTEE

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 9-24, 1992 Signature: X Bruce E Cotton
Grantor or Agent

Subscribed and sworn to before me by the said Bruce Cotton this 24th day of September, 1992

Notary Public Rosanne M. O'Connor

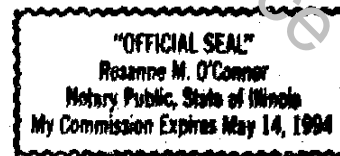


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 9-24, 1992 Signature: X Nancy R Cotton
Grantee or Agent

Subscribed and sworn to before me by the said Nancy Cotton this 24th day of September, 1992

Notary Public Rosanne M. O'Connor



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 or 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.]

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