

# UNOFFICIAL COPY

WARRANTY DEED IN TRUST

92743737 13 7 3 7

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor, Dolores A. Grams  
 of the County of Cook and State of Illinois, for and in consideration  
 of the sum of TEEN Dollars (\$ 10.00),  
 in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey B and  
 Warrant B unto COLUMBIA NATIONAL BANK OF CHICAGO, a corporation duly organized and existing as a national banking  
 association under the laws of the United States of America, and duly authorized to accept and execute trusts within the State of Illinois, as  
 Trustees under the provisions of a certain Trust Agreement, dated the 25th day of September 19 92, and  
 known as Trust Number 6148, the following described real estate in the County of Cook  
 and State of Illinois, to-wit:

THE WEST 35 FEET OF THE EAST 70 FEET OF LOT 25 IN LAWRENCE  
 AVENUE ADDITION TO CHICAGO BEING A SUBDIVISION OF THE WEST HALF  
 OF THE NORTH WEST QUARTER OF THE NORTH EAST QUARTER OF SECTION  
 17, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL  
 MERIDIAN, IN COOK COUNTY, ILLINOIS

DEPT-01 RECORDING \$25.50  
 T8111 TRAN 7971 10/06/92 14:51:00  
 00149 A \* 92-743737  
 COOK COUNTY RECORDER

SUBJECT TO conditions and restrictions of record  
 13-17-209-036-0000

Real Estate Tax 8  
 TO HAVE AND YET HOLD the said real estate with the appurtenances, upon the trusts, and for the uses and purposes herein and in said Trust Agreement set forth,  
 full power and authority is hereby granted to said Trustee to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parts, streets, highways or  
 alleys and to vacate any subdivision or part thereof, and to redivide said real estate as a town 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 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 said Trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said real estate, or any part thereof, to lease said real estate, or any  
 part thereof, from time to time, in possession or reversion, by leases to commence in present or a 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 99 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, in position or to exchange said real estate, 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 appurtenant to said real estate or any part thereof,  
 and to deal with 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 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, or any successor in trust, in relation to said real estate, or to whom said real estate or any part thereof shall be conveyed, con-  
 tract real estate, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the authority, 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, or other instrument executed by said Trustee, or any successor in  
 trust, in relation to said real estate shall be conclusive evidence in favor of every person (including the Registrar of Title of said county) relying upon or claiming under any such con-  
 veyance lease or other instrument. (c) 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; (d) that such con-  
 veyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this indenture and in said Trust Agreement or in all amendments thereof, if  
 any, and binding upon all the parties thereto; (e) that said Trustee, or any successor in trust, was duly authorized and empowered to execute and deliver every such deed, trust deed,  
 lease, mortgage or other instrument; and (f) 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.

This conveyance is made upon the express understanding and condition that neither Columbia National Bank of Chicago, individually or as Trustee, nor its successor or successors  
 in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything in or by or for its or their agents or attorneys may do or omit to do in or about the said  
 real estate or under the provisions of this deed or said Trust Agreement or any amendment thereto, or for injury to person or property, arising in or about said real estate, any and all  
 such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered  
 into by it in the name of the then beneficiaries under said Trust Agreement as their attorney in fact, hereby irrevocably appointed for such purposes, or at the election of the Trustee, in its  
 own name, as Trustee of an express trust and not individually (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only  
 so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof). All persons and corporations whatsoever and  
 whatsoever shall be charged with notice of this condition from the date of the filing for record of this deed.

The interest of each and every beneficiary hereunder and under said Trust Agreement 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 any 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, the intention hereby being to vest in said Columbia  
 National Bank of Chicago the entire legal and equitable title in fee simple, in and to all of the real estate above described.

If the title to any of the above real estate 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 promulgated, and said Trustee  
 shall not be required to produce the said Agreement or a copy thereof, or any extracts therefrom, as evidence that any transfer, charge or other dealing involving registered lands is in  
 accordance with the true intent and meaning of the trust.

And the said grantor hereby expressly waive and release 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.

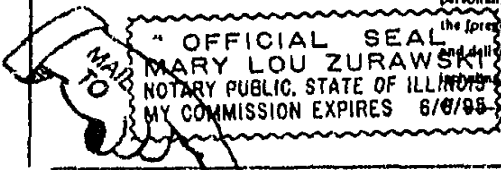
In Witness Whereof, the grantor aforesaid has her hereunto set her and  
 seal this 25th day of September 19 92.

Dolores A. Grams (SEAL) 92743737 (SEAL)  
 DOLORES A. GRAMS (SEAL)

State of Illinois, MARY LOU ZURAWSKI a Notary Public in and for said County, in  
 County of Cook { ss. the state aforesaid, do hereby certify that Dolores A. Grams

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.

In witness whereof, I have hereunto set my hand and notarial seal this 25th day  
September 19 92  
Mary Lou Zurawski  
 Notary Public



Return to:  
 Columbia National Bank of Chicago  
 5250 N. Harlem Avenue  
 Chicago, IL 60656  
 ATTN: Trust Dept.

5955 W. Leland, Chicago, IL 60630  
 For information only insert street address of above described property.

THIS TRANSACTION EXEMPT  
 UNDER ILL. USC §200.1-2B(6)  
 Mary Lou Zurawski

9530  
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COOK COUNTY CLERK

92743737

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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 SEPT. 25, 1992

Signature: *Dolores A. Grans*

Grantor or Agent

Subscribed and sworn to before me by the said \_\_\_\_\_ this 25 day of SEPT, 1992.

Notary Public *Mary Lou Zurawski*



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.

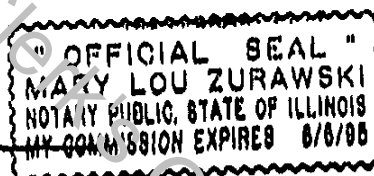
Dated SEPT. 25, 1992

Signature: *Dolores A. Grans*

Grantee or Agent

Subscribed and sworn to before me by the said \_\_\_\_\_ this 25 day of SEPT, 1992.

Notary Public *Mary Lou Zurawski*



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.)

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11/11/2011