

# UNOFFICIAL COPY

DEED IN TRUST  
(ILLINOIS)

92123866

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTOR S THADDEUS J. KLODOWSKI and  
ANN KLODOWSKI, his wife

of the County of Cook and State of Illinois  
for and in consideration of TEN (\$10.00)-----  
Dollars, and other good and valuable considerations in hand paid,  
Convey and ~~WARRANT~~ (QUIT CLAIM) unto

0111-01 RECORDING 125.50  
125581 TRAP 1592 02-27-92 11:14:00  
12676 4-22-12588  
COOK COUNTY RECORDER

THADDEUS J. KLODOWSKI  
8260 N. Milwaukee Ave. Niles, Ill. 60648

(The Above Space For Recorder's Use Only)

as Trustee under the provisions of a trust agreement dated the 26th day of December, 1991, and known as Trust  
Number 100 (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:

### Legal Description Attached

Permanent Real Estate Index Number: 09-24-330-007  
Address(es) of real estate: 8260 N. Milwaukee Avenue, Niles, Illinois, 60648

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 create 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 present or in  
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 renew the 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 for contract respecting 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 connected with said premises or any part thereof, and to  
deal with said property and every part thereof in all other ways and for all 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  
assume any liability or responsibility of any act of said trustee, or be obliged or compelled 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 deed, mortgage, 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 provisions contained in this indenture and in said  
trust agreement or in some amendment to the deed and binding upon all beneficiaries hereunder, (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 the 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, in 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 waive and release any and all right of 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 S aforesaid has hereunto set hand and seal this 12th

day of December 1991

ANN KLODOWSKI

(SEAL)

THADDEUS J. KLODOWSKI

(SEAL)

Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY  
CERTIFY that Thaddeus J. Klodowski & Ann Klodowski, wife  
personally known to me to be the same persons whose name is set forth in the  
foregoing instrument, appeared before me this day in person, and acknowledged that they signed,  
sealed and delivered the said instrument as their 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

12th day of December 1991

Commission expires

19

David Pottishmann

NOTARY PUBLIC

David Pottishmann, attorney, 4028 Picardy Drive,

(Name and Address)

This instrument was prepared by  
Northbrook, Illinois, 60062

(BY WARRANT OR QUIT CLAIM AS PARTIES DESIRE)

David Pottishmann, attorney

4028 Picardy Dr.

Northbrook, Illinois, 60062

(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO

Thaddeus J. Klodowski

8260 N. Milwaukee Avenue

Niles, Illinois, 60648

(City, State and Zip)

Exempt under provisions of Paragraph E Section 4 of the Illinois Real Estate Tax Transfer Act  
Date December 26, 1991  
92123866  
Ill. State Tax Transfer Act

UNOFFICIAL COPY

Deed in Trust

TO

GEORGE E. COLE  
LEGAL FORMS

Property of Cook County Clerk's Office

91502125

# UNOFFICIAL COPY

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## LEGAL DESCRIPTION

Lot 30 in Oakton Manor 3rd Addition, being a subdivision of the Northeast 1/4 of the Southwest 1/4 of Section 24, Township 41 North Range 12, East of the Third Principal Meridian, lying West of Milwaukee Avenue, excepting thereof the West 165 feet (The 165 feet measured from and at right angles to the West line of said Northeast 1/4 of the Southwest 1/4 of said Section 24, according to plat thereof registered in the office of the Registrar of Titles of Cook County, Illinois, as Document 1476531, in Cook County, Illinois.

Property of Cook County Clerk's Office

4212358

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## STATEMENT BY GRANTOR AND GRANTEE

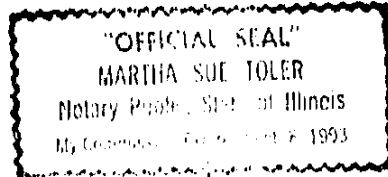
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 \_\_\_\_\_, 19\_\_

Signature: \_\_\_\_\_

Grantor or Agent

Subscribed and sworn to before me by the said \_\_\_\_\_ this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_.



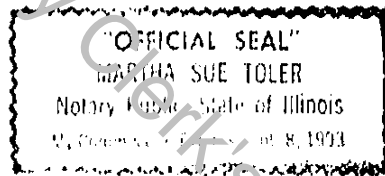
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 \_\_\_\_\_, 19\_\_

Signature: \_\_\_\_\_

Grantee or Agent

Subscribed and sworn to before me by the said \_\_\_\_\_ this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_.



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

92123856