

WARRANTY DEED

THE GRANTOR, JULIA LUCAS, married to ALFRED LUCAS, of 1211 Willow Road, Winnetka, IL 60093, for and in consideration of Ten and no/100 Dollars and other good and valuable considerations in hand paid

CONVEYS to ALFRED LUCAS, of 1211 Willow Road, Winnetka, IL 60093, as Trustee under the provisions of a trust agreement created by JULIA C. LUCAS dated the 24th day of April, 1987 (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 situated in the County of Cook, State of Illinois, to-wit:

Lot 26 in Block 13 in Northbrook Park Unit 2, a Subdivision of the South 1/2 of Lots 1 and 2 and all of Lot 7 and the West 1/2 of Lot 8 of School Trustee's Subdivision of Section 16, Township 42 North, Range 12 East of the Third Principal Meridian, that portion described as follows:

Beginning at the North East corner of Lot 1 thence West along North line of Lot 1, 450.14 feet thence North 290.35 feet thence East 659.14 feet to a point on center line of Chester Avenue thence South 230.07 feet to the point of beginning, in Cook County, Illinois.

Common Address: 1374 Penfold Lane, Northbrook, Illinois 60062-3145

PTIN: 132-04-16-214 012.

\$25.00

11/18/87 15:14:00  
1987 11/18/87 15:14:00  
Cook County Recorder

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 or, 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, power and authority 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 lease 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; to partition or to exchange said property, or any part thereof, for other real or personal property; to grant encumbrances or charges of any kind; to release, convey or assign any right, title or interest in or about or connected 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.

It is to be held that 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

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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 its, his 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 grantors 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, or under and by virtue of any applicable laws relating to dower or curtesy rights.

DATED this 10th day of February, 1992.

*Julia Lucas*  
Julia Lucas

*Alfred Lucas*  
Alfred Lucas

STATE OF ILLINOIS         )  
   ) SS.  
COUNTY OF COOK         )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Julia Lucas and Alfred Lucas, husband and wife, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this 10th 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 notarial seal this 10th day of February, 1992.

*Jacqueline O'Malley*  
Notary Public

Commission Expires 3/26/95

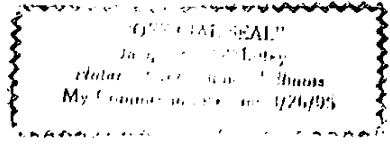
This instrument prepared by Alfred Lucas, Trustee, 1211 Willow Road, Winnetka, Illinois 60093.

Subsequent real estate tax bills should be mailed to Alfred Lucas, Trustee, 1211 Willow Road, Winnetka, Illinois 60093.

MAIL TO: Alfred Lucas, Trustee, 1211 Willow Road, Winnetka, Illinois 60093.

THIS CONVEYANCE EXEMPT UNDER  
PARA 4(c) REAL ESTATE TRANSFER TAX ACT.

*Alfred Lucas*



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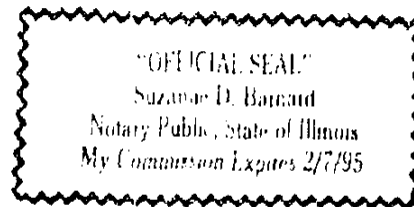
## STATEMENT BY GRANTOR AND GRANTEE

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 Feb 20, 1992 Signature: Julia Lucas  
Grantor or Agent

Subscribed and sworn to before me by the said Julia Lucas this 22 day of Feb, 1992.

Notary Public Suzanne D. Baird

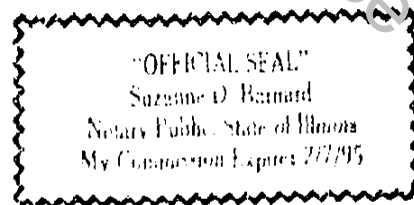


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 Feb 20, 1992 Signature: Alfred Lucas  
Grantee or Agent

Subscribed and sworn to before me by the said Alfred Lucas this 22 day of Feb, 1992.

Notary Public Suzanne D. Baird



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.]

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