

DEED IN TRUST

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor **RUSSELL LARRY GENOVAUDI**, divorced and not remarried 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, Conveys and Quit Claims unto the **AETNA BANK**, a corporation of Illinois, as Trustee under the provisions of a trust agreement dated the 17th day of **January** 1992, known as Trust Number 10-4327 the following described real estate in the County of **Cook** and State of **Illinois**, to-wit

Lot 29 in Block 13 in the North West Land Association Subdivision of the East 1/2 of the North East 1/4 of Section 14, Township 40 North, Range 13 East of the Third Principal Meridian, (except the South 665.6 feet thereof and except the North Western elevated railroad yards and right of way) in Cook County, Illinois.

P.I.N. 13-11-207-001-0000

Property Address: 4651-03 N. Spaulding, Chicago, Illinois, 60625

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 is hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways and ways and to create any subdivisions or part thereof, and to resubdivide said property as often as desired, to contract to lease, 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 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 199 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, to change or modify leases and to renew leases and options to purchase the whole or any part of the premises 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 easements or charges of any kind, to release, cancel or assign any right, title or interest in or about or easement appurtenant to said premises or any part thereof, and to deal with said property, and any 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 being a grantor or trustee in real estate premises, or any part thereof, from whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or otherwise disposed of, be liable 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 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, partnership, corporation, partnership, or partnership, or any other instrument; (a) that at the time of the delivery thereof the trust created by this instrument, and the trust agreement was in full force and effect; (b) that such conveyance or other instrument was executed as a voluntary act, and not for any consideration; (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 by a trustee or successor trustee, that such successor or successor trustee have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of the trust in their proper succession.

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 or hereafter registered, the Registrar of Deeds is hereby directed not to register or note in the certificate of title or duplicate thereof or memorial, the words "in trust", or "in trust agreement", 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 sale in execution or otherwise.

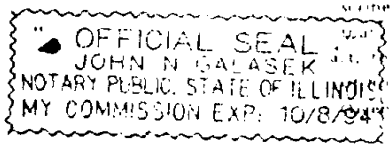
In Witness Whereof, the grantor aforesaid has hereunto set his hand and seal this 17th day of January 1992

Russell Larry Genovaudi (Seal)
Russell Larry Genovaudi
(Seal)

DEPT-01 RECORDING
T#5505 TRAN 4350 04/21/92 16:45:00
#4245 # 92-266438
COOK COUNTY RECORDER

State of **Illinois** County of **COOK** I, **John N. Galasek** a Notary Public in and for said County, in the state aforesaid, do hereby certify that **Russell Larry Genovaudi** divorced and not remarried

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 he signed, sealed and delivered the said instrument as his free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of homestead, under my hand and notarial seal this 17 day of **January** 1992



John N. Galasek
Notary Public

Please return recorded deed to:

Aetna Bank
Lincoln, Fullerton & Halsted
Chicago, Illinois 60614
ATTN: TRUST DEPT

For information only insert street address of above described property
4651-03 N. Spaulding
This instrument was Prepared By:
Name **John N. Galasek, Esq.**
Address **7550 W. Belmont
Chicago, Ill., 60634**

TAXES TO:
COUNCIL
6301 N. SHERIDAN
#3L
CHGO, IL 60660

This space for affixing Riders and Revenue Stamps
Clerk's Office
\$25.00
Filed this 17th day of January 1992
Notary Public for the State of Illinois

UNOFFICIAL COPY

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.

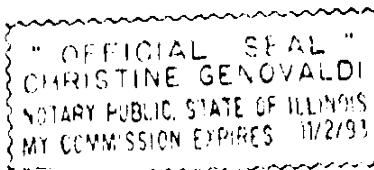
Dated 2/17, 1992 Signature: _____

Grantor or Agent

Subscribed and sworn to before

me by the said Agent
this 19th day of February,
1992

Notary Public Christine Genovaldi



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.

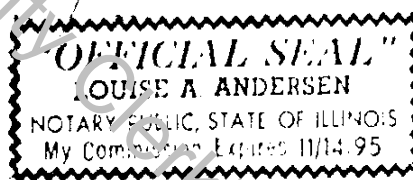
Dated 3-6, 1992 Signature: _____

Grantee

Subscribed and sworn to before

me by the said Grantee
this 6th day of March,
1992

Notary Public Louise A. Andersen



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 ABC 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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