

UNOFFICIAL COPY

DEED IN TRUST

92346593

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THE GRANTOR: ^(Married to Nancy Larson)
DENNIS LARSON and MICHAEL H. ROSE ^(Married to Carol Rose)

of the Villages of Lansing and Olympia Fields, County of Cook, State of Illinois for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid CONVEY AND WARRANT TO:

AMALGAMATED TRUST & SAVINGS BANK

As Trustee under the provisions of a Trust Agreement dated January 7, 1992 and known as Trust Number 5536 ("said Trustee") and unto every successor in Trust under said Trust Agreement, the following real estate in Cook County, Illinois:

The North 200 Feet of the following described tract:

The West 10 Acres of the South ½ of the Southwest ¼ of Section 34, Township 37 North, Range 13 East of the Third Principal Meridian, (except the South 438 Feet and except the North 400 Feet and except the West 50 Feet used for Cicero Avenue and except a parcel of Land used for a Culvert Box and described as follows:

Commencing at the Southwest corner of the West ½ of the Southwest ¼ of Section 34, Township 37 North, Range 13 East of the Third Principal Meridian; thence North along the West Line of said ½ Section a distance of 730.25 feet; Thence East along a line parallel to the South Line of Southwest ¼ aforesaid a distance of 50 feet to the Point of Beginning; Thence continuing East a distance of 15 feet; Thence South along a line Parallel to the West Line of the Southwest ¼ aforesaid, a distance of 50 feet; Thence West a long a line parallel to the South Line of the West ½ of the Southwest ¼ of Section 34, Township 37 North, Range 13 East of the Third Principal Meridian, a Distance of 15 Feet; Thence North along a line parallel to the West line of ½ Section aforesaid, a distance of 50 Feet to the Point of Beginning, all in the West ½ of the Southwest ¼ of Section 34, Township 37 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois), All in Cook County, Illinois.

ADDRESS: 13335 S. CICERO, CRESTWOOD IL;

P.I.N.: 24-34-302-029 (affects this and other property)

To have and to hold the said property 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 vacate 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 lease to commence in the present or in the future, and 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 any or no consideration; to grant easements or charges of any kind; to release, convey, 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 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.

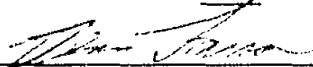
In no case shall any party dealing with said Trustee in relation to the premises, or a, whom said premises or any part thereof shall be conveyed, contracted to be sold, leased, or mortgaged by said Trustee be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obliged to see that the terms of the said 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 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 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(s) in trust have been properly appointed and are fully vested with all the title, rights, powers, authorities, duties, and obligations of his, her, or their predecessor(s) 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 lease of said real estate, and such interest is personal property, and no beneficiary hereunder holds any personal 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 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 limitation" or words of similar import, in accordance with the statute in such case made and provided.

Subject to conditions, covenants, obligations, easements, restrictions, rights of way, and permitted exceptions of record, hereby releasing and waiving all rights under and by the Homestead Exemption Laws of the State of Illinois, to have and to hold said Property in Trust.

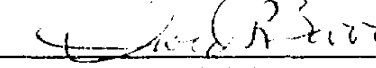
DATED THIS 15th DAY OF MAY, 1992.

 (seal)
Dennis Larson

 (seal)
Michael H. Rose

STATE OF ILLINOIS, COUNTY OF COOK ss:
The undersigned Notary Public in and for said County and State does certify that personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered this instrument as a voluntary and free act for the uses set forth herein, including the release and waiver of the Right of Homestead.

Given under my hand and notarial seal this 15 day of May, 1992.

, Notary Public

OFFICIAL SEAL
DAVID R. BARR
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXP. FEB. 25, 1993

This document prepared by David R. Barr, Attorney, 21322 Kildare, Matteson IL 60443 (708) 746-9100

MAIL TO:
DAVID R. BARR, Attorney
21322 Kildare Ave.
Matteson IL 60443

SEND SUBSEQUENT TAX BILLS TO:
Aetna Development Corporation
333 W. Wacker Drive, Suite 2750
Chicago, IL 60606

BOX 333

13-850-8E-54

COOK CLERK
STATE OF ILLINOIS
DEPARTMENT OF REVENUE
REAL ESTATE TRANSFER TAX
COOK COUNTY
19000

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Property of Cook County Clerk's Office

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PLAT ACT AFFIDAVIT 1 5 1 9 3

STATE OF ILLINOIS) SS
COUNTY OF)

Michael H. Rose, being duly sworn on oath, states that he resides at 20833 Corinth, Olympia Fields, IL 60461 and that the attached deed is not in violation of Section 1 of Chapter 109 of the Illinois Revised Statutes for one of the following reasons:

1. Said Act is not applicable as the grantors own no property adjoining the premises described in said deed. (Existing Parcel) OR
The conveyance falls in one of the following exemptions permitted by the Amended Act which became effective July 17, 1959.
2. Division or subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
3. The divisions of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance of land owned by railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. Conveyances made to correct descriptions in prior conveyances.
- (9) The sale or exchange of parcels or tracts of land existing on the date of the Amendatory Act into no more than 2 parts and not involving any new streets or easements of access.
- (10) The sale of a single lot of less than 5 acres from a larger tract when a survey is made by a registered surveyor; provided, however, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

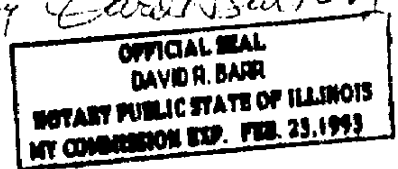
Affiant further states that he makes this affidavit for the purposes of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

SUBSCRIBED and SWORN to before me this 11th day of May

Michael H. Rose
Michael H. Rose
1992

by David R. Barr

David R. Barr
NOTARY PUBLIC



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