

# UNOFFICIAL COPY

WARRANTY DEED IN TRUST

92366583

01318-10 OF R10 BFD FORMS

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor s

ROGER S. JOHNSON AND DOROTHY S. JOHNSON, his wife, as Joint Tenants of the County of Cook and State of Illinois for and in consideration of TEN & no/100 Dollars, and other good and valuable considerations in hand paid, Convey and Warranty unto the WESTERN SPRINGS NATIONAL BANK AND TRUST, a national banking association, whose address is 4456 Wolf Road, Western Springs, Illinois 60558, as Trustee under the provisions of a trust agreement dated the 12th day of April 1979, known as Trust Number 2561 the following described Real estate in the County of Cook and State of Illinois, to wit:

The South 12 feet of Lot Five . . . (5); Lot Six (except South 60 feet thereof) . . . (6) in Block Four (4) in Forest Hills of Western Springs, Cook County, Illinois, a subdivision by Henry Einfeldt and George L. Bruckert of the East Half (1/2) of Section 7, Township 38 North, Range 12, East of the Third Principal Meridian, and that part of Blocks 12, 13, 14 and 15 in "The Highlands" being a Subdivision of the North West Quarter (1/4) and the West 800 feet of the North 144 feet of the South West Quarter (1/4) of Section 7, Township 38 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois, lying East of a line 33 feet West of and parallel with East 1/4 of said North West Quarter (1/4)

PERMANENT TAX NUMBER: 18-07-202-017-0000 VOLUNTARY NUMBER: COOK COUNTY RECORDER  
STREET ADDRESS: 4740 Woodland Avenue, Western Springs, IL 60558

TO HAVE AND TO HOLD the said premises with the appurtenances up in 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, maintain, app, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and 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 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 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 conditions 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 to respecting the manner of fixing the amount of present or future rentals, to partition or divide 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 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 thereafter.

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 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, (b) 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, (c) that said conveyance or other instrument was executed in accordance with the trusts, conditions and limitations in this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder, (d) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and (e) 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, 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 or 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 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 s aforesaid has hereunto set their hand s and seal s this 29th day of April 19 02

Roger S. Johnson (Seal) Dorothy S. Johnson (Seal)  
Roger S. Johnson (Seal) Dorothy S. Johnson (Seal)

State of Illinois ss. Lois Nugent a Notary Public in and for said County, in County of Cook the state aforesaid, do hereby certify that ROGER S. JOHNSON AND DOROTHY S. JOHNSON, HIS WIFE,

personally known to me to be the same person s whose name s are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they 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 29th day of April 19 02

OFFICIAL SEAL  
LOIS NUGENT  
NOTARY PUBLIC STATE OF ILLINOIS  
MY COMMISSION EXPIRES DEC. 31, 1993

Notary Public  
Lois Nugent

Exempt Under Provisions of Paragraph E, Section 4 Real Estate Transfer Act & Cook County Ord. 95104, Para. E Western Springs National Bank and Trust  
By: [Signature]  
5-7-92

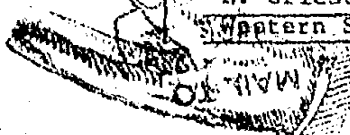
This space for attorney fees and Revenue Stamp

92366583

Document Number

After recording return to:  
WESTERN SPRINGS NATIONAL BANK AND TRUST  
Land Trust Department  
4456 Wolf Road  
Western Springs, IL 60558

THIS INSTRUMENT WAS PREPARED BY:  
M. Griest  
Western Springs National Bank



# 2500 E

# UNOFFICIAL COPY

87-2013, 6/1/13

Property of Cook County Clerk's Office

92366583

JANE JARDINO  
TWEED TOWN  
CHICAGO ILLINOIS 60604  
JANE JARDINO, STA. 80666660017K

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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 4-30, 1992 Signature: [Signature]  
Grantor or Agent ROBERT S. JOHNSON

Subscribed and sworn to before me by the said Roger S. Johnson & Dorothy S. Johnson this 29th day of April, 1992.  
[Signature] Dorothy S. Johnson

Notary Public [Signature]  
OFFICIAL SEAL  
JAMES P. JOHNSON  
NOTARY PUBLIC STATE OF ILLINOIS  
MY COMMISSION EXP. AUG. 3, 1993

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.

## WESTERN SPRINGS NATIONAL BANK AND TRUST

Dated 4-29-92, 1992 Signature: [Signature]  
By: [Signature]  
Grantee or Agent

Subscribed and sworn to before me by the said Lois N. Johnson this 29th day of April, 1992.

Notary Public [Signature]  
OFFICIAL SEAL  
JAMES P. JOHNSON  
NOTARY PUBLIC STATE OF ILLINOIS  
MY COMMISSION EXP. AUG. 3, 1993

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

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