

93415295

QUIT CLAIM DEED IN TRUST

The above space for recording use only

THIS INDENTURE WITNESSETH, That the Grantor, Gabriel J. Caporale and Janice M. Caporale, his wife

of the Country of Cook and State of Illinois for and in consideration of the sum of Ten Dollars And No/100 \*\*\*\*\* Dollars (\$ 10.00)

in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey and Quit Claim unto COLUMBIA NATIONAL BANK OF CHICAGO a corporation duly organized and existing as a national banking association under the laws of the United States of America, and duly authorized to accept and execute trusts within the State of Illinois, as Trustee under the provisions of a certain Trust Agreement dated the 14th day of September 19 84 and known as Trust Number 1965 the following described real estate in the County of Cook and State of Illinois, to-wit

Lot 1 in Block 19 in Subdivision of First Addition to Ellsworth, in the East Half of the Southwest Quarter of Section 25, Township 40 North, Range 12, East of the Third Principal Meridian in Cook County, Illinois.

Buyer, Seller, Rec  
Date 4/21/93

County Transfer Tax  
Buyer, Seller, Representative  
Date 4/21/93

COOK COUNTY RECORDER  
#126 \* -93 -44296  
198888 TRAM 2376 06/11/93 11:18 AM

93-40356

SUBJECT TO General Taxes For 1992 And Subsequent Years

Real Estate Tax # 12-25-332-005

TO HAVE AND TO HOLD the said real estate 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 real estate or any part thereof to dedicate public streets, highways or alleys and to vacate any subdivision or part thereof and to redivide said real estate as often as desired to contract or sell to grant options to purchase to sell on any terms to convey either with or without consideration to convey said real estate for 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 authorities vested in said Trustee to donate, to dedicate, to mortgage, pledge or otherwise encumber said real estate or any part thereof to lease said real estate or any part thereof from time to time in possession or reversion by lease to commence in present or in future and up to any term 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 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 paying the amount of present or future rentals in partition or to such person or persons as may be determined by the Trustee 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 the said real estate or any part thereof and to deal with said real estate and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the same in 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 or any successor in trust in relation to said real estate or to whom said real estate or any part thereof shall be conveyed or transferred to be sold, leased or mortgaged by said Trustee or any successor in trust be obliged to see to the application of any purchase money, rent or money borrowed or advanced on said real estate or be obliged to see that the terms of this trust have been complied with or be obliged to inquire into the authority, 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 or any successor in trust in relation to said real estate shall be conclusive evidence in favor of every person including the Registrar of Titles of said county relying upon or claiming under any such conveyance lease or other instrument (as that at the time of the delivery thereof the trust created by this Indenture and in said Trust Agreement was in full force and effect) by 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 all amendments thereof or any and binding upon all beneficiaries hereunder (as that said Trustee or any successor in trust was duly authorized and empowered to execute and deliver every such deed trust deed mortgage or other instrument and that of the county and is made by 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

This conveyance is made upon the express understanding and condition that neither Columbia National Bank of Chicago individually or as Trustee nor its successor or successors in trust shall incur any personal liability or be subjected to any claim judgment or decree for anything it or they or its or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this Deed or said Trust Agreement or any amendments thereto or for injury to person or property happening in or about said real estate and all such liability being hereby expressly waived and released. Any contract obligation of indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in name of the then beneficiaries under said Trust Agreement as their attorneys in fact hereby irrevocably appointed for such purpose or at the election of the Trustee in its own name as Trustee of an express trust and not individually and the Trustee shall have no obligation whatsoever with respect to any such contract obligation of indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof. All personal or corporate sureties whomever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed

The interest of each and every beneficiary hereunder and under said Trust Agreement and of all persons claiming under them or any of them shall be only in the form of annuities and proceeds arising from the sale of any 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 annuities and proceeds thereof as aforesaid and the inclusion hereof being in violation of Columbia National Bank of Chicago the entire legal and equitable title in fee simple in and to all of the real estate above described

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 limitations or words of similar import in accordance with the statute in such case made and provided and if a trustee shall not be required to produce the said Agreement or a copy thereof or any extracts therefrom as evidence that any transfer charge or other dealing involving the registered lands is in accordance with the true intent and meaning of the trust

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 on execution or otherwise

In Witness Whereof the grantor S. aforesaid have hereunto set their hand S. and seal S this 21st day of April 19 93

Gabriel J. Caporale [SEAL] Janice M. Caporale [SEAL]  
Gabriel J. Caporale [SEAL] Janice M. Caporale [SEAL]

State of Illinois } the undersigned  
County of Cook } SS. the state aforesaid do hereby certify that Gabriel J. Caporale and Janice M. Caporale, his wife

"OFFICIAL SEAL"  
Laura L. Kelley  
Notary Public, State of Illinois  
My Commission Expires 6/21/94  
I personally known to me to be the same person S whose name S are they subscribed to the foregoing instrument appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as of their free and voluntary act for the uses and purposes therein set forth and the release and waiver in the right of homestead given in hand and notarial seal this 21st day of April 1993

Elmwood Park Real Estate Transfer Stamp

2550

UNOFFICIAL COPY

Property of Cook County Clerk's Office

SEARCHED INDEXED  
SERIALIZED FILED  
JAN 14 1964  
FBI - CHICAGO

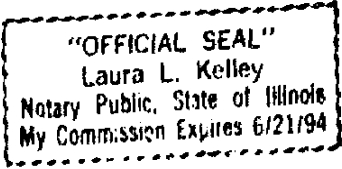
95-43256

UNOFFICIAL COPY

Grantor or his agent affirms that to the best of his knowledge, 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 April 21, 19 93 Signature: [Signature]  
~~Grantor or Agent~~

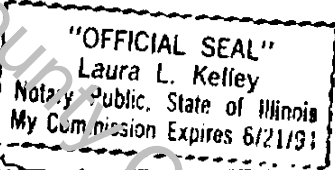
Subscribed and sworn to before me by the said Trust Officer this 21st day of April, 19 93.  
Notary Public [Signature]



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 April 21, 19 93 Signature: [Signature]  
~~Grantee or Agent~~

Subscribed and sworn to before me by the said Trust Officer this 21st day of April, 19 93.  
Notary Public [Signature]



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

93-450056

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95-40256