

93650798

DEPT-01 RECORDING

\$25.50

T#8888 TRAM 0142 08/17/93 12:45:00

#4246 # --93-650798

COOK COUNTY RECORDER

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantors, ANTONIO M. ADAPON and NENITA P. ADAPON, husband and wife,

of the County of Cook and State of Illinois for and in consideration of Ten and no/100 (\$10.00) dollars, and other good and valuable considerations in hand paid, Convey and warrant unto FIRST CHICAGO TRUST COMPANY OF ILLINOIS, an Illinois corporation, its successor or successors, as Trustee under a trust agreement dated the 9th day of August 19 93 known as Trust Number 16-012184, the following described real estate in the County of Cook and State of Illinois, to-wit:

Lot 4 in Block 68 in W.F. Kaiser and Company's Bryn Mawr Avenue Addition to Arcadia Terrace, being a subdivision of that part of the Southwest 1/4 of Section 1 and the South 1/2 of the Southeast 1/4 of Section 2 lying West of the Westerly line of the right of way of the North Shore Channel of Sanitary District of Chicago in Township 40 North, Range 13 East of the Third Principal meridian (except streets heretofore dedicated) in Cook County, Illinois.

(Permanent Index No.: 13 - 02 - 427 - 017)

TO HAVE AND TO HOLD the real estate with its appurtenances upon the trusts and for the uses and purposes herein and in the trust agreement set forth.

Full power and authority is hereby granted to said trustee to subdivide and resubdivide the real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof; to execute contracts to sell or exchange, or execute grants of options to purchase, to execute contracts to sell on any terms, to convey either with or without consideration, to convey the real estate 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 the trustee, to donate, to dedicate, to mortgage, or otherwise encumber the real estate, or any part thereof, to execute leases of the real estate, 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, and to execute renewal or extensions of leases, upon any terms and for any period or periods of time and to execute amendments, changes or modifications of leases and the terms and provisions thereof at any time or times hereafter, to execute contracts to make leases and to execute options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to execute contracts respecting the manner of fixing the amount of present or future rentals, to execute grants of easements or charges of any kind, to release, convey or assign any right, title or interest in or about or appurtenant to the real estate or any part thereof, and to deal with the title to said real estate in every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the title to the real estate to deal with it, whether similar to or different from the ways above specified and at any time or times hereafter.

In no case shall any party dealing with said trustee in relation to the real estate, or to whom the real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by the trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on the real estate, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the trustee, or be obliged or privileged to inquire into any of the terms of the trust agreement, and every deed, trust deed, mortgage, lease or other instrument executed by the trustee in relation to the 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 herein and by the 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 herein and in the trust agreement or in any amendments thereof and binding upon all beneficiaries, (c) that the 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 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 beneficiary under the trust agreement and of all persons claiming under them or any of them shall be only in the possession, earnings, and the avails and proceeds arising from the sale, mortgage or other disposition of the real estate, and such interest is hereby declared to be personal property, and no beneficiary shall have any title or interest, legal or equitable, in or to the real estate as such, but only an interest in the possession, 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 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 aforesaid by hereunto set hand and seal the 9th day of August 19 93

Antonio M. Adapon (SEAL) ANTONIO M. ADAPON (SEAL)

Nenita P. Adapon (SEAL) NENITA P. ADAPON (SEAL)

This space for affixing Stickers and Revenue Stamps

Document Number

93650798



ADDRESS OF PROPERTY:

5644 North St. Louis Avenue Chicago, Illinois 60659

THIS DOCUMENT WAS PREPARED AND DRAFTED BY Sheldon Belofsky 29 S. LaSalle St., Ste. 430 Chicago, Illinois 60603

BOX 55



Handwritten signature/initials

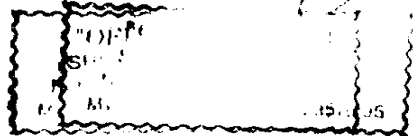
UNOFFICIAL COPY

State of Illinois
County of Cook

Spencer Buckley
Antonio M. Adapon and Nenita P. Adapon, husband and wife,
Notary Public in and for said County, in
the State of Illinois, do hereby certify that

personally known to me to be the same person^S whose name are subscribed to the foregoing instrument, appeared before me this 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 27th day of August, 1993.

Spencer Buckley
Notary Public



Property of Cook County Clerk's Office

93650795

UNOFFICIAL COPY

AFFIDAVIT

SHELDON BELOFSKY, being first duly sworn upon his oath deposes and states that he is the attorney and agent for First Chicago Trust Company, as Trustee under its Trust No. RV-012184 and as such has knowledge of the facts contained in this Affidavit.

1. Affiant states that both the Grantee and the Grantor involved in the conveyance, attached hereto, consist of a natural person and an entity recognized as a person authorized to do business or acquire and hold title to real estate in Illinois.

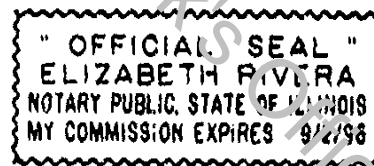
2. Affiant makes this statement to induce the Recorder of Deeds of Cook County, Illinois to accept said conveyance for recordation.

Further Affiant sayeth not.

Subscribed and sworn to
this 17 day of August, 1993.

Elizabeth Rivera

SHELDON BELOFSKY
Attorney at Law
29 South LaSalle Street, Suite 430
Chicago, Illinois 60603
(312) 372-3746



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