

UNOFFICIAL COPY



WARRANTY DEED IN TRUST

1840091

93679111

Form 91-R 7/80

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor **HECTOR M. MERCADO AND MARTINA MERCADO, HIS WIFE**

of the County of **COOK** and State of **ILLINOIS** for and in consideration
of **TEN** Dollars, and other good
and valuable considerations in hand paid, Convey and Warrant unto the **CHICAGO TITLE AND
TRUST COMPANY**, a corporation of Illinois, whose address is 111 West Washington Street, Chicago, Illinois
60602, as Trustee under the provisions of a trust agreement dated the **JUNE**
day of **8TH** 1992, known as Trust Number **1097639** the following described Real estate in
the County of **COOK** and State of Illinois, to-wit:

THE SOUTH ONE-HALF OF LOT 2 AND LOT 3 IN MARY F.S. WORCHESTER'S RESUBDIVISION OF LOTS 20 TO 29 IN BLOCK 6 IN D.M. FREDERICKSEN'S SUBDIVISION OF BLOCKS 1, 2, 3, 5, 6, 7 AND 8 IN CLYDE THIRD DIVISION, BEING A SUBDIVISION OF THE EAST ONE-HALF OF THE EAST ONE-HALF OF THE SOUTHWEST ONE-QUARTER OF SECTION 29, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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26/93 10735400
\$740.00 1097639 679111
COOK COUNTY RECORDER

PERMANENT TAX NUMBER ... 16-29-322-049**VOLUME NUMBER:**

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 manage, protect and subordinate said premises or any part thereof, to dedicate parks, streets, high ways or alleys and to locate any subdivision or part thereof, and to lease, sublease and 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 covenants, duration, to convey and pre-serve or any part thereof to a successor or successor-in-interest and to grant to such successor or successors in trust all of the title, estate, power and authority vested in said trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said property, or any part thereof, to lease and property of any part thereof, from time to time, to assign or re-convey, 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 same, and to contract respecting the amount of fixing the amount of present or future rentals, to partition or exchange said property, or any part thereof, for other real or personal property, to grant easements or charge of any kind, or release, convey or assign any right, title or interest in or about or payment appertaining 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 purposes as it would be lawful for any person having the same to do 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 with any part thereof, shall be compelled, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, or of 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, 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 a conveyance or other instrument was executed in accordance with the terms, conditions and limitations contained in this indenture and in said trust agreement or otherwise in accordance therewith, (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 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 and every beneficiary, Successor 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, Successor shall have any title or interest, legal or equitable, in or to said real estate as such, not only in the earnings, avails and proceeds thereon as above.

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 "open condition", or "with limitations", or words of similar import, in accordance with the statute in such case made and provided.

And the said grantor, **HECTOR M. MERCADO**, and release any and all right of benefit under and by virtue of, and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution of otherwise.

In Witness Whereof, the grantor **S** affixed his **VE** hereunto on **AUGUST**, **19** **93** **hand** **S** and seal

this **19TH** day of **AUGUST**, **19** **93**

HECTOR M. MERCADO

(Seal)

MARTINA MERCADO

(Seal)

THIS INSTRUMENT WAS PREPARED BY
ATTORNEY, EUCLIDES A. AGOSTO
2748 NORTH ASHLAND AVE.
CHICAGO, ILLINOIS 60614

State of **ILLINOIS**
County of **COOK**

EUCLIDES A. AGOSTO Notary Public in and for said County, in
the state aforesaid, do hereby certify that **HECTOR M. MERCADO AND
MARTINA MERCADO, HIS WIFE**

"OFFICIAL SEAL"
Euclides A. Agosto, Jr.
Notary Public, State of Illinois
Cook County
My Commission Expires 8/2/94

personally known to me to be the same person whose name is **S** ARE subscribed to
the foregoing instrument, appeared before me this day in person and acknowledged that **THEY**
signed, sealed and delivered the same in the year **1993** **August**
this day, under my hand and notarial seal this **19** day of **August** **1993**

2832 SOUTH 60TH COURT
CICERO, ILLINOIS 60650-3038
For information only and does not affect title to
the described property

After recording return to
Box 533 (Cook County only)
or
CHICAGO TITLE AND TRUST COMPANY
111 West Washington St./Chicago, Ill. 60602
Attention: Land Trust Department

MAIL

RECORDED IN RECORDS OF COOK COUNTY RECORDER'S OFFICE

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