

UNOFFICIAL COPY

DEED TRUST
(ILLINOIS)

1993 OCT 8 11:35

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THE GRANTORS, ROBERT C. LONG and KAREN NISLEY LONG, husband and wife

93809959

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 (XXXXXXX) /QUIT CLAIM unto Robert C. Long 143 Glenwood Avenue Winnetka, Illinois 60093

(The Above Space For Recorder's Use Only)

(NAME AND ADDRESS OF GRANTEE)
as Trustee under the provisions of a trust agreement dated the 24th day of April 1985, and known as "EALM XXXXXXXXXXXXX", hereinafter referred to as "said trustee," regardless of the number of trustees, and unto all and every successor or successors in trust under said trust agreement, the following described real estate in the County of _____ and State of Illinois, to wit:

* the ROBERT CHARLES LONG DECLARATION OF TRUST
See Exhibit A attached hereto.
Permanent Real Estate Index Number: 17-16-419-007-1048
Address(es) of real estate: Unit No. 319, 801 South Plymouth Court, Chicago, Illinois

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 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 locate any subdivision or part thereof, and to resubdivide said property as often as desired, to contract to sell, to grant options to purchase, on all or 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 leases to commence in present or in 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 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 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 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 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, (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 and binding upon all beneficiaries thereunder, (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 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 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 or execution or otherwise.

In Witness Whereof, the grantor(s) aforesaid have hereunto set their hands and seals this 30th day of September 1993

Robert C. Long (SEAL) Karen Nisley Long (SEAL)

State of Illinois, County of _____ ss.

IMPRESS
SEAL
HERE

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Robert C. Long and Karen Nisley Long 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 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.

Gave under my OFFICIAL SEAL this GARY A. MAGUIRE NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES 8-23-97

30th day of September 19 93
Mary Maguire NOTARY PUBLIC

This instrument was prepared by Gary A. Maguire, Seyfarth, Shaw, Fairweather & Geraldson (NAME AND ADDRESS) 55 East Monroe Street, Suite 4200, Chicago, Illinois 60603

*USE WARRANT FOR QUIT CLAIM AS PARTIES DESIRE

Gary A. Maguire
(Seyfarth, Shaw, Fairweather & Geraldson (Name)
55 E. Monroe St., Suite 4200 (Address)
Chicago, Illinois 60603 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO
Robert C. Long (Name)
143 Glenwood Avenue (Address)
Winnetka, Illinois 60093 (City, State and Zip)

CR RECORDER'S OFFICE BOX NO 333

ALLEN "RIDERS" OR REVERSE STAMPS HERE

Exempt under provisions of Property and Estate Transfer Tax Act
Mary Maguire 10/11/93

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Deed in Trust

TO

GEORGE E. COLE*
LEGAL FORMS

Property of Cook County Clerk's Office

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EXHIBIT A

RIDER - LEGAL DESCRIPTION

PARCEL 1:

UNIT NUMBER 319 IN 801 SOUTH PLYMOUTH COURT APARTMENT CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PARTS OF LOTS 1 AND 2 IN BLOCK 1 IN DEARBORN PARK UNIT NUMBER 1, BEING A RESUBDIVISION OF SUNDRY LOTS AND VACATED STREETS AND ALLEYS IN AND ADJOINING BLOCKS 127 TO 134, BOTH INCLUSIVE IN SCHOOL SECTION ADDITION TO CHICAGO IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14 AND THAT PART OF VACATED SOUTH PLYMOUTH COURT LYING WEST OF AND ADJOINING LOT 1 IN BLOCK 1 IN DEARBORN PARK UNIT NUMBER 1 AFORESAID EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT 'A-2' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 26826100 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

EASEMENT FOR PEDESTRIAN ACCESS AS CREATED BY THE OPERATING COVENANT RECORDED OCTOBER 18, 1983 AS DOCUMENT 26826098 AND AS CREATED BY DEED FROM LA SALLE NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 26, 1981 AND KNOWN AS TRUST NUMBER 104467 TO ROBERT C. LONG AND KAREN NISLEY HOOVER DATED SEPTEMBER 20, 1985 AND RECORDED OCTOBER 16, 1985 AS DOCUMENT 85328902 IN COOK COUNTY, ILLINOIS.

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STATEMENT BY GRANTEE AND AGENT

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 10/11, 1993 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said [Name] this 1st day of October, 1993
Notary Public [Signature]
My Commission Expires 10/7/95

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 10/11, 1993 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said [Name] this 1st day of October, 1993
Notary Public [Signature]
My Commission Expires 10/7/95

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