

UNOFFICIAL COPY

WARRANTY DEED IN TRUST

COOK COUNTY

RECORDER

JESSE WHITE

MARKHAM OFFICE

93399397

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantors DANIEL SIMKINS, married to JANET E. SIMKINS and DAVID SIMKINS, a bachelor

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 THE CHICAGO HEIGHTS NATIONAL BANK, a National Banking Association, as Trustee under the provisions of a trust agreement dated the 23rd day of April 1993, known as Trust Number 2414 the following described real estate in the County of Cook and State of Illinois, to-wit:

Lot 8 in Block 4 in Homewood Terrace Unit No. 1, being a Subdivision of part of the South East 1/4 of Section 5, Township 35 North, Range 14 according to plat thereof registered in the Office of the Registrar of Titles of Cook County, Illinois, on January 18, 1961 as Document Number 1960782.

Permanent Index No. 32-05-404-008

Common Address: 909 W. 187th Street, Homewood, Illinois 60430

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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 improve, manage, 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 redivide 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 leases 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 194 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, 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 easement 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, supplement and binding upon all beneficiaries hereunder, (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 or 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(s) hereby expressly waive and release any and all right or rights, 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 ha, VP, hereunto set their hands and seals this 24th day of APRIL 1993

Daniel C. Simkins (Seal) DANIEL SIMKINS

Janet E. Simkins (Seal) JANET E. SIMKINS

(Seal)

David C. Simkins (Seal) DAVID SIMKINS

State of ILLINOIS ss. ANDREW D. ROSS a Notary Public in and for said County, in the state aforesaid, do hereby certify that DANIEL SIMKINS, married to JANET E. SIMKINS, and DAVID SIMKINS, a bachelor

"OFFICIAL SEAL" ANDREW D. ROSS Notary Public, State of Illinois My Commission Expires Aug 23, 1994 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 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 same under my hand and notarial seal this 19th day of MAY 1993

This instrument was prepared and signed under my hand and notarial seal this 19th day of MAY 1993 by Andrew D. Ross P.O. Box 637 Chicago Heights, IL 60411

Mailtax Grantee's Address: THE CHICAGO HEIGHTS NATIONAL BANK 1030 Dixie Highway Chicago Heights, Illinois 60411

909 W. 187th Street, Homewood, IL 60430

For information only insert street address of above described property.

After recording, please return to Recorder's Box 454.

This space for adding Riders and Revenue Stamp

Exemption under provision of paragraph (R) Section 4, Real Estate Transfer Tax Act Date 5/19/93 Andrew D. Ross Buyer, seller or representative

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Property of Cook County Clerk's Office

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05/21/93

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93399397 #
0004 MCH 15:11~~

05/21/93

~~0004 MCH 15:11~~

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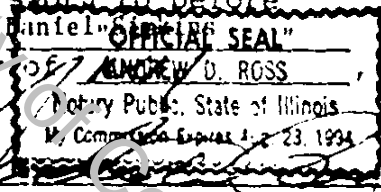
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STATEMENT BY GRANTOR AND GRANTEE

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.

Date: 4-24, 1993 Signature: Marilee Ambrose
Grantor or Agent

Subscribed and sworn to before me by the said Daniel this 19th day of APRIL, 1993.

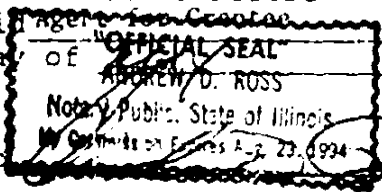


Notary Public

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 4-24, 1993 Signature: Marilee Ambrose
Grantee or Agent

Subscribed and sworn to before me by the said Agent for Grantor this 19th day of APRIL, 1993.



Notary Public

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 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.]

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