

UNOFFICIAL COPY

94494969

DEED IN TRUST
(ILLINOIS)

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTOR

Susan J. Foster

of the County of Cook and State of Illinois
for and in consideration of Ten (\$10.00)

Dollars; and other good and valuable considerations in hand paid,
Convey and (WARRANT / ~~QUIT CLAIM~~) * unto
Susan J. Foster
415 W. Aldine, #10D
Chicago, IL 60657
(NAME AND ADDRESS OF GRANTEE)

DEPT-01 RECORDING \$27.50
748888 TRAM 4603 06/03/94 08:49:00
#7298 # JB *-94-494969
COOK COUNTY RECORDER

(The Above Space For Recorder's Use Only)

as Trustee under the provisions of a trust agreement dated the 28th day of March, 1994, and known as Trust
Number * _____ (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 Cook and State of
Illinois, to wit: *Susan J. Foster Revocable Trust
See attached.

Permanent Real Estate Index Number(s) 14-21-312-045-1054
Address(es) of real estate: 415 W. Aldine, #10D, Chicago, IL 60657

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 create any subdivision or part thereof, and to resubdivide 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 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 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.

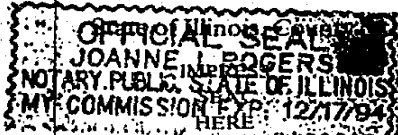
In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any part thereof shall be
conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent, or
money borrowed or advanced 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 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 limitation," or words of similar
import, in accordance with the statute in such case made and provided.

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 aforesaid has hereunto set her hand and seal this 2nd day of May, 1994
Susan J. Foster (SEAL) _____ (SEAL)
Susan J. Foster



Cook ss.
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY
CERTIFY that Susan J. Foster
personally known to me to be the same person whose name _____ subscribed to the
foregoing instrument, appeared before me this day in person, and acknowledged that _____ signed,
sealed and delivered the said instrument as _____ free and voluntary act, for the uses and purposes
herein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 2nd day of May, 1994

Commission expires 12-17 1994 Joanne L. Rogers
NOTARY PUBLIC

This instrument was prepared by Carleen L. Schreder, Levin & Schreder, Ltd. 30 N. LaSalle
Street, Chicago, IL 60602 (NAME AND ADDRESS)

*USE WARRANT OR QUIT CLAIM AS PARTIES DESIRE

Carleen L. Schreder

DATE "RIDERS" OR REVENUE STAMPS HERE

Date 5/24/94

94494969

This conveyance of this property is exempt from the imposition of transfer tax in accordance with Ill. Compiled Stat. Chp. 305, Paragraph 4(c).

MAIL TO: { Carleen L. Schreder (Name)
30 N. LaSalle St., #3526 (Address)
Chicago, IL 60602 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
Susan J. Foster (Name)
415 W. Aldine, #10D (Address)
Chicago, IL 60657 (City, State and Zip)

22/11

OR RECORDER'S OFFICE BOX NO. _____

UNOFFICIAL COPY

Deed in Trust

TO

GEORGE E. COLE®
LEGAL FORMS

Property of Cook County Clerk's Office

696465169

UNOFFICIAL COPY

00094474769

Item 1.

Unit 10-D as described in survey delineated on and attached to and made a part of Declaration of Condominium Ownership registered on the 28th day of September, 1973, as Document Number 2719566.

Item 2.

An Undivided 1.525% interest (except the Units delineated and described in said survey) in and to the following Described Premises:

The East 93 feet of the West 489 feet of a Tract of Land described as Lot 22, Lot "B" and Lots 23 to 43 both inclusive, lying West of the Westerly line of Sheridan Road in Block 2 in Lake Shore Subdivision of Lots 24, 25 and 26 In Pine Grove, being a subdivision in Fractional Section 21, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Subject to: covenant and agreement set forth in Document 334689; Easement Agreement filed as Document Number 2686385; and Declaration of Condominium Ownership filed as Document Number 2719566.

94494969

UNOFFICIAL COPY

Property of Cook County Clerk's Office

00000000

UNOFFICIAL COPY

00094174769

EXEMPT AND ABI TRANSFER DECLARATION STATEMENT REQUIRED UNDER PUBLIC ACT 87-543 COOK COUNTY ONLY

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.

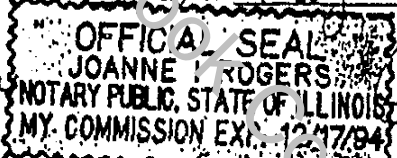
Dated 5-24, 1994

Carleen L. Schroeder
GRANTOR OR AGENT

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

Subscribed and sworn to before me this 24 day of May, 1994

My commission expires: 12-17-94



Joanne I. Rogers
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 5-24, 1994

Carleen L. Schroeder
GRANTEE OR AGENT

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

Subscribed and sworn to before me this 24 day of May, 1994

My commission expires: 12-17-94



Joanne I. Rogers
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, if exempt under provisions of Section 4 of Illinois Real Estate Transaction Tax Act]

04191959

UNOFFICIAL COPY

Property of Cook County Clerk's Office

