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WARRANTY DEED IN TRUST

VOL. 339

1-TD20 PIN 13-15-410-033-1006

The above space for recorders use only

THIS INDENTURE WITNESSETH, That the Grantor(s) Neil J. Foss and Donna M. Foss, 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 PARKWAY BANK AND TRUST COMPANY, 4800 N. Harlem Avenue, Harwood Heights, Illinois 60656, an Illinois banking corporation, its successor or successors, as Trustee under the provisions of a trust agreement dated the 26th day of May 1994, known as Trust Number 10833, the following described real estate in the County of Cook

and the State of Illinois, to-wit:

Unit 1-6, as delineated on the Plat and Survey of the following described Parcel of Real Estate:

Lot 10 in Block 10 in Irving Park, being a Subdivision of the South East quarter of Section 15, Township 40 North, Range 13, East of the Third Principal Meridian, and the North half of the North East quarter of Section 22, Township 40 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois, which Plat of Survey is attached as Exhibit "A" to Declaration of Condominium made by Parkway Bank and Trust Company of Chicago, and known as Trust Number 1091, recorded in the Office of Recorder of Deeds of Cook County, Illinois as Document Number 24990759 together with its undivided percentage interest in said Parcel (excepting from said Parcel all the property and space comprising all of the units thereof as described in said declaration and Survey), all in Cook County, Illinois.

... by leases to commence in present or future, and upon any term and for any period or periods of time, not exceeding in the case of any single lease 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, in 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 in 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 said 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 now set forth in this indenture and in said trust agreement or in some amendment thereto 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 direct, 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 on execution or otherwise.

In Witness Whereof, the grantor S aforesaid have hereunto set their hand S and seal S this 1st day of June 1994

Neil J. Foss Donna M. Foss
Neil J. Foss Donna M. Foss

THIS INSTRUMENT WAS PREPARED BY: Philip M. Foss
740 Barat Court, Lake Forest, Illinois
60045

State Of Illinois } SS
County Of Cook }
I, Monica Lavey Hoeft a Notary Public in and for said County, in the state aforesaid do hereby certify that Neil J. Foss and Donna M. Foss,

Neil J. Foss and Donna M. Foss, personally known to me to be the same person S whose name S 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 1st day of June 1994

Monica Lavey Hoeft
Notary Public

PARKWAY BANK AND TRUST COMPANY
4800 North Harlem Avenue
Harwood Heights, Illinois 60656
Box 282

4236 N. Kedvale Unit 1-6
For information only insert street address of above described property

CITY OF CHICAGO
REAL ESTATE RECORDING
562.50
Document Number 94496682
2350
200

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STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX

COOK COUNTY
REAL ESTATE TRANSACTION TAX

REVENUE STAMP JUN 9 1994

DEPT. OF REVENUE

37.50

94496682

Property of Cook County Clerk's Office

DEPT-91 RECORDING \$23.50
T42222 TRAN 3046 06/03/94 12:47:00
42070 # PCB # -94-496682
COOK COUNTY RECORDER

94496682



Philip M. Foss
740 Bawst Ct.
Lake Forest, IL 60045

