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THIS INSTRUMENT WAS PREPARED BY AND RETURN TO:

Sachnoff & Weaver, Ltd.
30 South Wacker Drive,
29th Floor
Chicago, Illinois 60606
Attn: Lynn Nichols

return to - Box 267

94687423



QUIT CLAIM DEED IN TRUST

VILLAGE OF MOUNT PROSPECT
REAL ESTATE TRANSFER TAX
10170 \$EYN 06/24

THIS INDENTURE made this 2nd day of June, 1994 between Vera Alberti, a widow, Donald C. Fox and Rita F. Fox, husband and wife, Grantor, and Vera Alberti, as trustee, or her successors in trust, under the Vera Alberti Declaration of Trust of June 16, 1994, whose post office address is 225 Autumn Lane, Mt. Prospect, Illinois, Grantee.

COOK COUNTY RECORDER
03520 6 6 94-94-687423
18555 FROM 2882 08/03/94 14:55:00
03150

WITNESSETH:

I, the undersigned, Grantor, for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, does hereby Remise, Release and Quit Claim to the said Grantee, all right, title and interest in the following described land, situate, lying and being in Cook County, Illinois, to-wit:

94687423

See Exhibit "A" attached hereto and made a part hereof.

COMMON ADDRESS: 225 Autumn Lane, Mount Prospect, Illinois

Permanent Index Number: 03-35-312-009

In no case shall any party dealing with the trustee in relation to said real estate, or to whom said real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by the trustee be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on said

BUYER, Seller or Representative
L. Nichols
9/3/94
COUNTY CLERK'S OFFICE
Village of Mount Prospect
Real Estate Transfer Tax Act.

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real estate, 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 the trustee, or be obliged or privileged to inquire into any of the terms of said declaration of trust and every deed, trust deed, mortgage, lease or other instrument executed by the 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 declaration of trust 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 declaration of trust or in some amendment thereof and binding upon all beneficiaries thereunder, (c) that the 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 their predecessors 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

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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.

"Grantor" and "Grantee" are used for singular or plural, as context requires.

IN WITNESS WHEREOF, Grantor has hereunto set Grantor's hand and seal the day and year first above written.

VERA ALBERTI

DONALD C. FOX

RITA F. FOX

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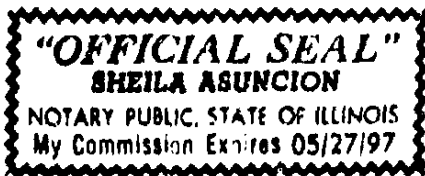
STATE OF ILLINOIS)
COUNTY OF COOK)

I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgements, personally appeared VERA ALBERTI, a widow, and DONALD C. FOX AND RITA F. FOX, husband and wife, to me known to be the persons described in and who executed the foregoing instrument and acknowledged before me that they executed the same.

WITNESS my hand and official seal in the County and State last aforesaid this 27th day of July, 1994

Sheila Asuncion
Notary Public

My Commission Expires: 5/27/97



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EXHIBIT "A"

Lot 53 in Harvest Heights of Mount Prospect, being a Subdivision of part of the Southwest Quarter of Section 35, Township 42 North, Range 11, East of the Third Principal Meridian, in Cook County, Illinois.

(01)
MK
P.I.N.: 03-35-312-009

Common Address: 225 Autumn Lane, Mount Prospect, Illinois

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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.

Dated August 3, 1997 Signature: Monica E. Minnich agent
Grantor or Agent

Subscribed and sworn to before me by the said

this 3rd day of August 1997.
Notary Public LYNNA A. NICHOLS
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXPIRES 6/12/97

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 August 3, 1997 Signature: Monica E. Minnich agent
Grantee or Agent

Subscribed and sworn to before me by the said

this 3rd day of August 1997.
Notary Public LYNNA A. NICHOLS
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXPIRES 6/12/97

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

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