

UNOFFICIAL COPY

94734221

This Indenture Witnesseth, That the Grantor DOROTA CZALICKA, unmarried woman

94734221

of the County of Cook and State of Illinois for and in consideration of TEN (\$10.00) and no/100 Dollars, and other good and valuable considerations in hand paid, Convey and Quit-Claims unto the FIRST NATIONAL BANK OF EVERGREEN PARK, a national banking association existing under and by virtue of the laws of the United States of America, its successor or successors as Trustee under the provisions of a trust agreement dated the 15th day of March 1994, known as Trust Number 13636 the following described real estate in the County of Cook and State

of Illinois, to-wit: UNIT NUMBER 2-'B' as delineated on Plat of Survey of Lot 10, in Block 2 in HARTZ'S OKETO AVENUE SUBDIVISION, a Resubdivision of part of FREDERICK H. BARTLETT'S 1ST ADDITION TO FREDERICK H. BARTLETT'S 79TH STREET ACRES, in Section 31, Township 38 North, Range 13 East of the Third Principal Meridian and Section 36, Township 38 North, Range 12 East of the Third Principal Meridian and Section 36, Township 38 North, Range 12 East of the Third Principal Meridian which Plat of Survey is attached as Exhibit 'A' to the Declaration of Condominium, made by Ford City Bank, a corporation of Illinois, as Trustee under Trust Agreement dated February 21, 1974 and known as Trust Number 734 said Declaration dated March 26, 1976 and recorded in the Office of the Recorder of Deeds, of Cook County Illinois an Document Number 23,463,774; together with an undivided 16.66 percentage interest in said parcel (excepting from said parcel, all the property and space comprising all the units thereof, as defined and set forth in the said Declaration and Survey) in COOK COUNTY, ILLINOIS. Commonly known as: Condo Unit 2-B at 7320 West 86th Street, Bridgeview, IL 60455 PIN 18-36-403-059-1004

Grantee's Address: 3101 West 95th Street, Evergreen Park, Illinois 60642

TO HAVE AND TO HOLD the said premises with the covenants, 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 resubdivide said property as often as desired, to contract to buy or 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 "limitations," 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 above said has hereunto set her hand and seal this 25th day of March 1994

(SEAL) Dorota Czalik (SEAL)
Dorota Czalik
A.

(SEAL) (SEAL)

This instrument was prepared by: EDWARD M. LUPA, 5796 Archer Ave., Chicago, IL 60638

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RECORDED IN PARAGRAPH 4
SECTION 4, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN
ILLINOIS
2/29/94
EDWARD M. LUPA

25-50
Wed

UNOFFICIAL COPY

STATE OF Illinois
COUNTY OF Cook J SS EDWARD M. LUPA

a Notary Public in and for said County, in the State aforesaid, do hereby certify that
DOROTA CZAICKA

personally known to me to be the same person whose name is
subscribed to the foregoing instrument, appeared before me this day in person and
acknowledged that she signed, sealed and delivered the said instrument
as her 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
25th day of March A.D. 1994

Edward M. Lupa
Notary Public

MY commission expires December 12, 1995



DEPT-01 RECORDING 125.50
COOK COUNTY RECORDER
14981 # JJ * -94-734221
145555 TRAN 3651 08/18/94 15:28:00

94734221

Deed in Trust
WARRANTY DEED

First National Bank of Evergreen Park
791 W. 95th St
Evergreen Park, Ill. 60427
Tel. 422-6700

TO
First National Bank of Evergreen Park
TRUSTEE

Edward M. Lupa
Notary Public
Chicago, Ill. Cook



EVERGREEN BANK

Property of Cook County Clerk's Office

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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: March 25, 19 94

Signature: *Dorota Czafka*

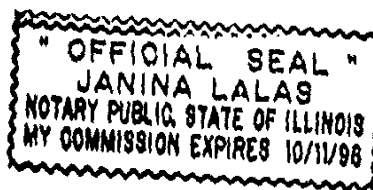
Dorota

Grantor or Agent

Czafka

Subscribed and sworn to before me
by the said DOROTA CZAFKA
this 25th day of March,
19 94.

Janina Lalas
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.

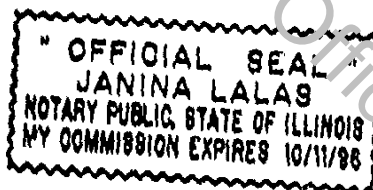
Dated: March 25, 19 94

Signature: *Edward D. Laska*

Grantee or Agent

Subscribed and sworn to before me
by the said EDWARD D. LASKA
this 25th day of March,
19 94.

Janina Lalas
Notary Public



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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 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.)