

UNOFFICIAL COPY



DEED IN TRUST

94751741 to 94751741

THIS INDENTURE WITNESSETH, That the Grantor Arlene Vance

of the County of Cook of Ten and No/100----- (\$10.00)----- Dollars, and other good and valuable consideration in hand paid, Conveys and warrant unto NBD BANK, an Illinois Banking Corporation, 8001 N. Lincoln Avenue, Skokie, IL 60077 as Trustee under the provisions of a trust agreement dated the 12th day of August 1994, known as Trust Number 53175-SK the following described real estate in the County of Cook and State of Illinois, to wit:

ALL OF LOT 1 AND LOT 2 (EXCEPT WEST 20 FEET THEREOF) IN BLOCK 8 IN NILES CENTER TERRACE A SUBDIVISION IN THE NORTH EAST 1/4 OF SECTION 28, TOWNSHIP 41, NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Common Address: 7650 N. LeClaire, Skokie, IL 60076

Permanent Property Tax Identification Number 10-28-225-023 10-28-225-039

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 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 praesent or futuro, and upon any terms 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 lease, 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 lease, 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 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 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 waive, release 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 aforesaid has hereunder set her hand and seal this August 12 day of 1994.

Arlene Vance (Seal) (Seal) (Seal)

After recordation this instrument should be returned to NBD BANK

8001 N. Lincoln Avenue Skokie, Illinois 60077-3657

This instrument was prepared by:

Gail M. Kachoyanos

5301 Dempster St. Suite 208 Skokie, IL 60077-1846

or
Recorders Office (Cook County Only)
Box 248

51017

RE TITLE SERVICES # K8-1464
(173103)
I hereby declare that the foregoing represents a transaction exempt under provisions of Paragraph 2, Section 4, of the Real Estate Transfer Tax Act

202512728

2550

UNOFFICIAL COPY

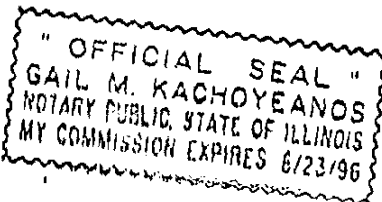
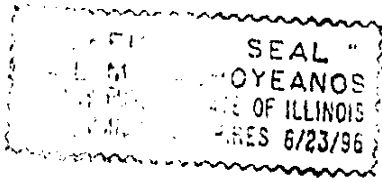
State of Illinois)
County of Cook)

I, Gail M. Kachoyeanos, a Notary Public in and for said County,
in the state aforesaid, do hereby certify that Arlene Vance

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 the right of homestead.
Given under my hand and notarial seal this 12th day of August, 1994.

Gail M. Kachoyeanos
Notary Public



VILLAGE of SKOKIE, ILLINOIS
Economic Development Tax
Village Code Chapter 10
EXEMPT Transaction
Skokie Office

22/AUG/94

COOK COUNTY RECORDER
#9615 # DW * 94-751741
#9999 TRAM 5266 08/25/94 09:43:00
DEPT-01 RECORDING 125.50

94751741

OT LEAS

UNOFFICIAL COPY

9 4 7 5 1 7 4 1

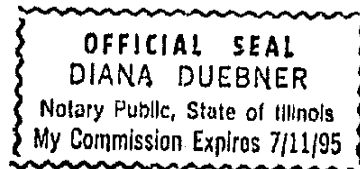
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the granteè 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 22, 19 94 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said Alfred this 22nd day of August, 19 94.

Notary Public Diana Duebner

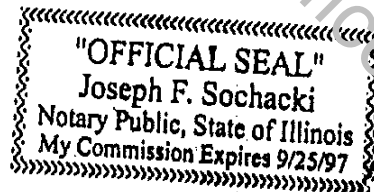


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 20, 19 94 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said Alfred this 22nd day of August, 19 94.

Notary Public [Signature]



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

UNOFFICIAL COPY

Property of Cook County Clerk's Office