

94758638

This Indenture Witnesseth, That the Grantor

Jose P. Peña, Jr.

of the County of Cook and State of Illinois for and in consideration of Ten Dollars & no/100 (\$10.00) Dollars,

and other good and valuable considerations in hand paid, Convey and Warrant unto SOUTH CHICAGO SAVINGS BANK, a corporation of Illinois, as trustee under the provisions of a trust agreement dated the 22nd day of July 19 94, known as Trust Number 11-2840 the following described real estate in the County of Cook and State of Illinois, to wit:

Lot 16 (Except the South 4.55 feet thereof) and the South 11.94 feet of Lot 17 in block 18 in the Subdivision of Block 10 all of Block 17 and the North 292.1 feet of block 18 of the center Subdivision made by Calumet and Chicago Canal and Dock Company Subdivision of the Northeast 1/4 of the Southeast 1/4 and the South 5 Acres of the Southeast 1/4 of the Northeast 1/4 of section 31, Township 37 North, Range 15 East of the Third Principal Meridian.

Commonly known as: 13511 Greenbay; Chicago, IL 60633 PIN: 26-31-414-025

258

4005744 Ransom R2

EXEMPT UNDER PROVISIONS OF PARAGRAPH E SECTION 20-1-200.

ORDINANCE CHICAGO TRANSACTION TAX

7-26-94

DATE

W.P. Debbles

BUYER, SELLER OR REPRESENTATIVE

EXEMPT UNDER PROVISIONS OF PARAGRAPH E SECTION 4,

REAL ESTATE TRANSFER ACT.

7-26-94

DATE

W.P. Debbles

BUYER, SELLER OR REPRESENTATIVE

TO HAVE AND TO HOLD the said premises with the appurtenances unto 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 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 999 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 anytime 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 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, and (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 dispositions 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 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 hereunto set his hand and seal this 26th day of July 19 94.

Jose P. Peña Jr. SEAL

W.P. Debbles SEAL

BOX 333-CTI

UNOFFICIAL COPY

BOX NO. 1400

TRUST NO. _____

DEED IN TRUST

WARRANTY DEED

South Chicago Savings Bank

Trustee

South Chicago Savings Bank

2959 East 92nd Street
Chicago, Illinois 60617

Property of Cook County

94753638

1994 AUG 25 PM 1:30

COOK COUNTY, ILLINOIS

94753638

SOUTH CHICAGO BANK
9200 SOUTH COMMERCIAL AVENUE
CHICAGO, ILLINOIS 60617

PREPARED BY WILLIAM D. HECHLER

OFFICIAL SEAL
LORI A. EISNER
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXPIRES 7/24/97

My Commission Expires 7-24-97

Notary Public

Lori A. Eisner

July 19 94

Given under my hand and Notarial Seal this 19th day of

July

his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of redemption.

acknowledged that he signed, sealed and delivered the said instrument as

who is personally known to me to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person and

Jose P. Pena

HEREBY CERTIFY THAT

I, a Notary Public in and for and residing in said County, in the State aforesaid, do

Lori A. Eisner

STATE OF ILLINOIS }
COUNTY OF COOK }
SS.

UNOFFICIAL COPY

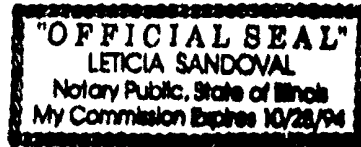
STATEMENT BY GRANTOR AND GRANTEE

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 8/18/, 1994 Signature: Joseph L. Jones Jr.
Grantor or Agent

Subscribed and sworn to before me by the said statement by grantor this 18th day of August, 1994.

Notary Public: Leticia Sandoval

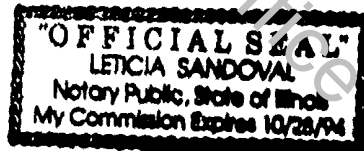


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

8/18/ 1994 Signature: Joseph L. Jones Jr.
Grantor or Agent

Subscribed and sworn to before me by the said statement by grantee this 18th day of August, 1994.

Notary Public: Leticia Sandoval



Any person who knowingly makes a false statement concerning the identity of a grantor shall be guilty of a Class 4 misdemeanor for the first offense and of a Class 3 misdemeanor for subsequent offenses.

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Property of Cook County Clerk's Office

2025/07/27/14