

94797257

UNOFFICIAL COPY

This Indenture Witnesseth, That the Grantor, CHARLES F. CHEFFER, a widower

and not since remarried

of the County of Cook and the State of Illinois for and in consideration of

Ten & 10/100 (\$10.00) Dollars,

and other good and valuable consideration in hand paid, Conveys and Warrants unto LaSalle National Trust, N.A., a national

banking association of 135 South LaSalle Street, Chicago, Illinois, its successor or successors as Trustee under the provisions of a trust agreement

dated the 5th day of August 1994 known as Trust Number

118966 the following described real estate in the County of Cook

and State of Illinois, to-wit

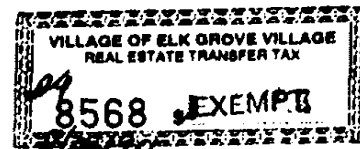
LOT 18 IN BLOCK 4 IN WINSTON GROVE, SECTION 21, BEING A SUBDIVISION IN THE EAST 1/2 OF THE SOUTH WEST 1/4 AND THE WEST 1/4 OF THE SOUTH EAST 1/4 (TAKEN AS A TRACT) OF SECTION 25, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPTING FROM SAID TRACT THE SOUTH 20 ACRES THEREOF) IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS ON AUGUST 22, 1974 AS DOCUMENT NO. 22824635 IN COOK COUNTY, ILLINOIS.

08-31-94 12:29
RECORDING 25.00
MAIL 0.50
94797257

Exempt under Real Estate Transfer Tax Act Sec. 4

Par. 2 & Cook County Ord. 90104 Par. 2

Date 8 30 94 Sign. Barbara R. Wilke



Prepared By: Barbara R. Wilke, St. 102, 1000 Woodfield Road, Schaumburg, IL. 60173
Property Address: 725 Texas, Elk Grove Village, Illinois
Permanent Real Estate Index No. 07-25-312-003-0000

To have and to hold the said premises with the appurtenances, upon the trusts and for 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 futuro, 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 words of similar import, in accordance with the statute in such cases 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 aforesaid has hereunto set his hand and seal this 5th day of August 1994.

COOK COUNTY
RECORDER

JESSE WHITE
ROLLING MEADOWS

(SEAL)

Charles F. Cheffer
CHARLES F. CHEFFER, a widower
and not since remarried

(SEAL)

94797257

State of Illinois

County of Cook

UNOFFICIAL COPY

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

CHARLES F. CHEFFER, a widower and not since remarried

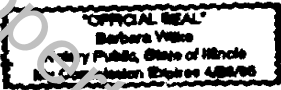
is personally known to me to be the same person whose name he subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act

for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand, notary seal this 5th day of August A.D. 19 94

Barbara R. Wilke

Notary Public.



Prepared By
Barbara R. Wilke
Mail to Barbara R. Wilke
507 102, 1000 Woodgrove Road
Schaumburg, IL 60173

Box 350

Deed in Trust
Warranty Deed

Address of Property

725 Texas, Elk Grove Village, IL.

To
LaSalle National Trust, N.A.
Trustee

LaSalle National Trust, N.A.
135 South LaSalle Street
Chicago, Illinois 60603-4192

94797257

Property of Cook County Clerk's Office

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 8-29, 1994 Signature: Barbara Wilk
Grantor or Agent

OFFICIAL SEAL
ALVIN J. WILK
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXP. JULY 1, 1995

Subscribed and sworn to before me by the said Barbara Wilk this 29 day of Aug, 1994.
Notary Public Alvin J. Wilk

OFFICIAL SEAL
ALVIN J. WILK
NOTARY PUBLIC STATE OF ILLINOIS

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 8-29, 1994 Signature: Barbara Wilk
Grantee or Agent

Subscribed and sworn to before me by the said Barbara Wilk this 29 day of Aug, 1994.
Notary Public Alvin J. Wilk

OFFICIAL SEAL
ALVIN J. WILK
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXP. JULY 1, 1995

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.)

OFFICIAL SEAL
ALVIN J. WILK
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXP. JULY 1, 1995

COOK COUNTY
RECORDER
JESSE WHITE
ROLLING MEADOWS

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