

DEED IN TRUST (ILLINOIS FORM)

DEPT-01 RECORDING \$25.50
T#2222 TRAN 9096 10/04/94 15:55:00
#1778 # KE # - 94 - 858058
COOK COUNTY RECORDER

THE GRANTOR, FRIEDA P. BUND n/k/a FRIEDA BUND WINSHIP, a widow, of the County of Cook and State of Illinois, for and in consideration of Ten and No/100 Dollars, and other good and valuable considerations in hand paid, Conveys and Warrants unto FRIEDA BUND WINSHIP, 3300 North Lake Shore Drive, Unit 4-A, Chicago, Illinois 60657, as Trustee under the provision of a trust agreement dated the 28th day of July, 1994, and known as the FRIEDA BUND WINSHIP TRUST,

(hereinafter referred to as "said trustee", regardless of the number of trustees,) and unto all and every successor or successors in trust under said trust agreement, the following described real estate in the County of Cook and State of Illinois, to wit:

SEE LEGAL DESCRIPTION ON REVERSE SIDE HEREOF

Permanent Real Estate Index Number: 4 31-310-055 1053
Address of Real Estate: Unit 4-A, 3300 North Lake Shore Drive, Chicago, Illinois 60657

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 are hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof; to dedicate parks, streets, highways or alleys; 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 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 us, his or her 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 aforesaid has hereunto set her hand and seal this 2nd day of October, 1994.

Frieda P. Bund
FRIEDA P. BUND n/k/a FRIEDA BUND WINSHIP (SEAL)

State of Illinois, County of Cook, ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that FRIEDA P. BUND n/k/a FRIEDA BUND WINSHIP, a widow, 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 official seal, this 2nd day of October, 1994

 **Martin Cohn**
Notary Public, State of Illinois
My Commission Expires 11/15/98

Martin Cohn
Notary Public

This instrument was prepared by Martin Cohn, 116 South Michigan Avenue, 14th Floor, Chicago, Illinois 60603 (312) 372-3458

MAIL TO: MARTIN COHN
116 South Michigan Avenue
Fourteenth Floor
Chicago, Illinois 60603

SEND SUBSEQUENT TAX BILLS TO:
FRIEDA BUND WINSHIP
3300 North Lake Shore Drive
Chicago, Illinois 60657

EXEMPT UNDER PROVISIONS OF SECTION 4, PARAGRAPH (c), OF THE ILLINOIS REAL ESTATE TRANSFER TAX ACT.

Dated: 10-4-94

By: [Signature]

25.50
BALANCE

UNOFFICIAL COPY

LEGAL DESCRIPTION

Unit No. 4A East in 3300 Lake Shore Drive as delineated on the survey of the following described parcel of real estate (hereinafter referred to as "Parcel"):

The South 100 feet of lots 36, 37, 38 and 39 and the South 100 feet of that part of lot 40 lying west of the west line of Sheridan Road in Block 3 in Lake Shore Subdivision of lots 24, 25 and 26 in Pine Grove, in Section 21, Township 40 North, Range 14 East of the Third Principal Meridian, which survey is attached as Exhibit "A" to declaration made by Michigan Avenue National Bank of Chicago, a national banking association, as trustee under trust agreement dated June 1, 1973, and known as Trust Number 2371, recorded in the office of the Recorder of Deeds of Cook County, Illinois, as document number 22632555; together with an undivided 0.66 percent interest in the parcel (excepting from the parcel all the property and space comprising all of the units thereof as defined and set forth in said declaration and survey) all in Cook County, Illinois.

9455-055

Property of Cook County Clerk's Office

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

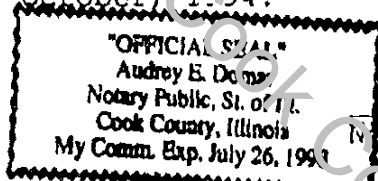
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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: October 4, 1994

Signature: _____

MARTIN COHN, Agent

this 4 day of October, 1994. Subscribed and sworn to before me by the said MARTIN COHN



Notary Public

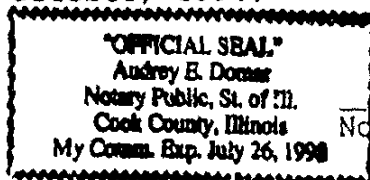
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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: October 4, 1994

Signature: _____

MARTIN COHN, Agent

this 4 day of October, 1994. Subscribed and sworn to before me by the said MARTIN COHN



Notary Public

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.)

UNOFFICIAL COPY

Property of Cook County Clerk's Office

