

DEED IN TRUST
(ILLINOIS)

94095297

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01/25/94
01/25/94

THE GRANTOR, JOSEPHINE ZOLEZZI, a Widow and Not Since Remarried,

of the County of Cook and State of Illinois
for and in consideration of Ten and no/100 (\$10.00)
Dollars, and other good and valuable considerations in hand paid,
Conveys and (WARRANT OR QUIT CLAIMS)* unto

JOSEPHINE ZOLEZZI,

(The Above Space For Recorder's Use Only)

(NAME AND ADDRESS OF GRANTEE)
as Trustee under the provisions of a trust agreement dated the 9th day of December, 1986 and known as Trust Number One (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 ATTACHED HERETO AS EXHIBIT A AND MADE A PART HEREOF.

Permanent Real Estate Index Number(s): 09-27-200-053-1024

Address(es) of real estate: 2200 Bouterse Avenue, Unit 306 Park Ridge, IL 60068

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 subdivide said property as often as desired; to contract to sell, to grant options to purchase, 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 connected 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 required 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, in 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 7th day of December, 1993.

(SEAL)

Josephine Zolezzi
JOSEPHINE ZOLEZZI

(SEAL)

OFFICIAL SEAL
State of Illinois
Notary Public, State of Illinois
My Commission Expires 8/5/96

Cook ss.
the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that JOSEPHINE ZOLEZZI, a Widow and Not Since Remarried, 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 official seal, this 7th day of December, 1993

Commission expires 19

Joseph B. Carini, Jr.
NOTARY PUBLIC

This instrument was prepared by JOSEPH B. CARINI, JR., Attorney at Law, 7919 N. Lincoln Avenue (NAME AND ADDRESS) Skokie, IL 60077

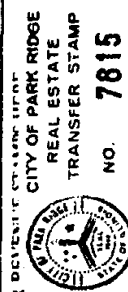
*USE WARRANT OR QUIT CLAIM AS PARTIES DESIRE

JOSEPH B. CARINI, JR.
(Name)
7919 N. Lincoln Avenue
(Address)
Skokie, IL 60077
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
JOSEPHINE ZOLEZZI, Trustee
(Name)
2200 Bouterse Avenue, Unit 306
(Address)
Park Ridge, IL 60068
(City, State and Zip)

94095297

OR RECORDER'S OFFICE BOX NO.



AFFIX "RIDERS" OR DEVENUE STATEMENT
CITY OF PARK RIDGE
REAL ESTATE
TRANSFER STAMP
NO. 7815

DATE: Dec 8, 1993
D. J. Blacinski

135-4694

COOK COUNTY
RECORDER
JESSE WHITE
SKOKIE OFFICE

2510

UNOFFICIAL COPY

Deed in Trust

TO

GEORGE E. COLE®
LEGAL FORMS

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EXHIBIT A

UNIT 2200-306D IN THE GALLERY OF PARK RIDGE CONDOMINIUM BEING A CONDOMINIUM LOCATED ON THE FOLLOWING DESCRIBED PARCEL: LOT 2 IN OAKTON SCHOOL RESUBDIVISION BEING A RESUBDIVISION OF VARIOUS LOTS, PARCELS AND VACATED ALLEYS IN THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS A SURVEY OF WHICH IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 3282248 AND AMENDED AS DOCUMENT NUMBER 93552560 TOGETHER WITH ITS PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Grantor also hereby grants to the grantees, its successors and assigns, all rights and easements appurtenant to the above described real estate, the

rights and easements for the benefit of said property set forth in the Declaration of Condominium, aforesaid, and grantor reserves to itself, its successors and assigns, the right and easements set forth in said Declaration for the benefit of the remaining property described therein.

This deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length.

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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 December 7th, 1993

Signature: Josephine Zolezzi

Grantor, ~~GRANTEE~~ JOSEPHINE ZOLEZZI

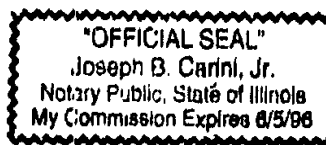
Subscribed and sworn to before

me by the said JOSEPHINE ZOLEZZI

this 7th day of December

1993

Notary Public Joseph B. Carini, Jr.



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 December 7th, 1993

Signature: Josephine Zolezzi Trustee

Grantee, ~~GRANTEE~~ JOSEPHINE ZOLEZZI, as Trustee

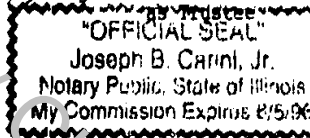
Subscribed and sworn to before

me by the said JOSEPHINE ZOLEZZI, as Trustee,

this 7th day of December

1993

Notary Public Joseph B. Carini, Jr.



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.)

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