

# UNOFFICIAL COPY



QUIT CLAIM  
DEED IN TRUST

COOK COUNTY, ILLINOIS  
FILED FOR RECORD

94104932

94 FEB -1 AM 10:42

94104932

Form 159 (Rev. 10/92)

This space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor

**JAMES E. SALONE and GERALDINE SALONE**

of the County of **COOK** and State of **ILLINOIS**  
of **TEN & 00/00**

for and in consideration  
Dollars, and other good

and valuable considerations in hand paid, Convey<sup>S</sup> and Quit Claim<sup>S</sup> unto the **CHICAGO TITLE AND TRUST COMPANY**, a corporation of Illinois, whose address is **171 North Clark Street, Chicago, Illinois 60601-3294**, as Trustee under the provisions of a trust agreement dated the **30th** day of **August** **1993**, known as Trust Number **1098594** the following described real estate in the County of **COOK** and State of Illinois, to-wit:

**LOT 8 IN BLOCK 15 IN E.L. BRAINERD'S SUBDIVISION OF TELFORD BURHAM'S SUBDIVISION (EXCEPT BLOCKS 1 AND 8 THEREOF) OF THE WEST 1/2 OF THE NORTH WEST 1/4 OF SECTION 5, TOWNSHIP 37 NORTH RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY ILLINOIS**

PERMANENT TAX NUMBER: **25-05-126-024**

VOLUME NUMBER: **449**

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 result, divide and subdivide 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, to pledge or otherwise encumber said property, or any part thereof, to lease said property, or any part thereof, from time to time, in fee simple or for a term of years, by leases to commence in present or 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 premises 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 state 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, part 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 thereto and binding upon all beneficiaries thereunder, (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, mortgage or other instrument and that 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 the trustee or their predecessor or trustee.

The interest of each and every beneficiary hereunder and of all persons claiming under them in 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<sup>S</sup> hereby expressly waive, release and all right or benefit under and by virtue of any and all acts of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor<sup>S</sup> above named have hereunto set their hands and seals this **5th** day of **January**, 19**94**.

*James E. Salone* (Seal) *Geraldine Salone* (Seal)

THIS INSTRUMENT WAS PREPARED BY:  
**Patricia J. Eggleston**  
**332 S. Michigan, Suite 1242**  
**Chicago, Illinois 60604**

Notary Public in and for said County, in the state aforesaid, do hereby certify that **James E. Salone & Geraldine Salone**

personally known to me to be the same person<sup>S</sup> whose name are **James E. Salone & Geraldine Salone** subscribed in the foregoing instrument, appeared before me this day in person and acknowledged that **they** signed, sealed and delivered the said instrument as **their** 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 notarial seal this **5th** day of **January**, 19**94**  
*Patricia J. Eggleston*  
Notary Public

MY COMMISSION EXPIRES **Feb. 26, 1994**

After recording return to:  
**CHICAGO TITLE AND TRUST COMPANY**  
Land Trust Department  
171 N. Clark St./Chicago, IL 60601-3294  
or  
Box 533 (Cook County only)

**9036-38 South Bishop**  
**Chicago, Illinois 60620**  
For information only (not street address of above described property)

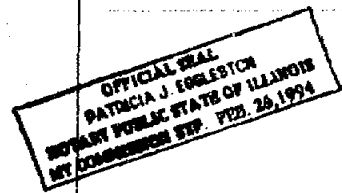
Handwritten: *7/2 24 7/28/94 8/11/94 E2*

Handwritten: *25 Ex*

Vertical stamp: *This space for affixing Rules and Revenue Stamp*

Vertical stamp: *Notary Public, State of Illinois, Secretary of Representative*

Document Number: **94104932**



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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 1-20, 1994 Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before me by the said [Signature] this 20 day of Jan, 1994

Notary Public [Signature]



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 1-20, 1994 Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me by the said [Signature] this 20 day of Jan, 1994

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 or 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.]

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