

UNOFFICIAL COPY

DEED IN TRUST
(ILLINOIS)

94210955

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTOR, OLGA HORWITZ WHITEHILL, married
to STANLEY M. WHITEHILL,

DEPT-01: RECORDING \$25.50
TR#0808 TRAN 7976 03/08/94 10:55:00
#0815 # J.B. # -74-210955
COOK COUNTY RECORDER

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,
Convey Land (WARRANTS / QUIT CLAIMS) unto
Olga Horwitz
3470 North Lake Shore Drive, Apt. 17A
Chicago, IL 60657
(NAME AND ADDRESS OF GRANTEE)

(The Above Space For Recorder's Use Only) *also copy by Stan Whitehill*
Olga Horwitz

as Trustee under the provisions of a trust agreement dated the 11 day of February, 1994 and known as Revocable Trust Agreement
heretofore 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:

Legal description attached hereto as Exhibit "A".

Permanent Real Estate Index Number: 14-21-306-038-1037
Address(es) of real estate: 3470 North Lake Shore Drive, #17A, Chicago, IL 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 in 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 use, lease, 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 lease 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 the 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 "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 11 day of February, 1994
Olga Horwitz Whitehill (SEAL)
OLGA HORWITZ WHITEHILL

State of Illinois, County of COOK, ss.

OFFICIAL SEAL
MARY E. HANRAHAN
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 4/8/98

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY
personally known to me to be the same person whose name is subscribed to the
forgoing instrument, appeared before me this day in person, and acknowledged that he has signed,
and delivered the said instrument as his free and voluntary act, for the uses and purposes
set forth, including the release and waiver of the right of homestead.

Commission expires April 8 1996 Mary E. Hanrahan
NOTARY PUBLIC

This instrument was prepared by Mary Ellen Hanrahan, LAWRENCE, KAMIN, SAUNDERS & UHLENHOP,
208 S. LaSalle Street, #1750, Chicago, IL 60604

USE WARRANT OR QUIT CLAIM AS PARTIES DESIRE

MAIL TO: Mary Ellen Hanrahan
LAWRENCE, KAMIN, SAUNDERS & UHLENHOP
208 South LaSalle Street, #1750
Chicago, IL 60604
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
Olga Horwitz
3470 North Lake Shore Drive
Chicago, IL 60657-2877
(City, State and Zip)

AFFIX "RIDERS" OR REVENUE STAMPS HERE
I hereby declare this Deed represents a transaction exempt under the provisions of Sec. E, par. 4, of the Real Estate Transfer Tax Act.

Signed: Mary Ellen Hanrahan
Dated: 2-28-94

2550
CM

UNOFFICIAL COPY

Deed in Trust

TO

GEORGE E. COLE,
LEGAL FORMS

Property of Cook County Clerk's Office

CS501236

UNOFFICIAL COPY

EXHIBIT "A"

LEGAL DESCRIPTION

Olga Horwitz Whitehill, Grantor
Olga Horwitz, Trustee, Grantee

That part of UNIT 17-A, as said Unit is delineated on Survey attached to and a part of a Declaration of Condominium Ownership registered on the 1st day of April, 1968, as Document Number 2380342 falling within premises hereinafter described _____

— TOGETHER WITH —

An undivided 1/4 interest in premises hereinafter described (excepting therefrom the property comprising those Units and parts of Units falling within said premises, as said Units are delineated on Survey heretofore referred to). _____

Said premises being described as follows: The Northerly Twenty-Five (25) feet (measured at right angles with the Northerly line thereof) of the following described tract of land—that part of Lot One (1) in the Subdivision of Block 16, in Hundley's Subdivision of Lots 3 to 21 and 33 to 37, inclusive, in Pine Grove, in Section 21, Township 40 North, Range 19, East of the Third Principal Meridian, described as follows: beginning at the point of intersection of the Northerly line of said Lot with the Westerly line of Sheridan Road; thence Westerly along the Northerly line of said Lot 150 feet; thence Southerly to a point in the South line of said Lot distant 150 feet Easterly from the Westerly line of said Lot and being on the Northerly line of Hawthorne Place; thence Easterly along the Southerly line of said Lot 150.46 feet to the Westerly line of Sheridan Road; thence Northerly along the Westerly line of Sheridan Road, 298.96 feet to the point of beginning. _____

94210955

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

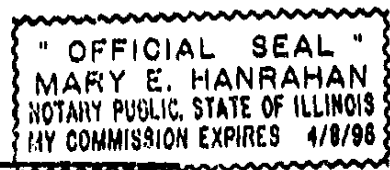
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 February 28, 1994 Signature: *[Signature]*

~~Patricia Brosterhouse, Agent~~
Patricia Brosterhouse, Agent

Subscribed and sworn to before me by the said Agent this 28th day of February 1994.

Notary Public *Mary E. Hanrahan*



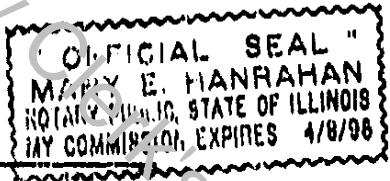
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 February 28, 1994 Signature: *[Signature]*

~~Patricia Brosterhouse, Agent~~
Patricia Brosterhouse, Agent

Subscribed and sworn to before me by the said Agent this 28th day of February 1994.

Notary Public *Mary E. Hanrahan*



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