

UNOFFICIAL COPY

Tax Key No. _____

Mail Tax Bills to:
Mary J. Babin, Trustee
400 E. Randolph, #913
Chicago, Illinois 60601

DEED INTO TRUST

THIS INDENTURE WITNESSETH that MARY J. BABIN and ADE E. BABIN, of Cook County, State of Illinois, ("Grantor"), for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, convey and transfer to MARY J. BABIN, as Trustee of the Mary Babin Revocable Trust Agreement U.T.A. dated January 31, 1994 the following described real estate in Cook County, Illinois, to-wit:

UNIT NUMBER 913 AS DELINEATED ON SURVEY OF CERTAIN LOTS IN THE PLAT OF LAKE FRONT PLAZA, A SUBDIVISION OF A PARCEL OF LAND LYING IN ACCRETIONS TO FRACTIONAL SECTION 10, TOWNSHIP J9 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS ACCORDING TO THE PLAT THEREOF RECORDED APRIL 30, 1962 AS DOCUMENT NUMBER 18461961 CONVEYED BY DEED FROM ILLINOIS CENTRAL RAILROAD COMPANY TO AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST NUMBER 17460 RECORDED MAY 7, 1962 AS DOCUMENT NUMBER 18467558 AND ALSO SUPPLEMENTAL DEED THERETO RECORDED DECEMBER 23, 1964 AS DOCUMENT NUMBER 19341545 WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED APRIL 9, 1962 AND KNOWN AS TRUST NUMBER 17460 RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 22453315 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE PROPERTY DESCRIBED IN SAID DECLARATION OF CONDOMINIUM AFORESAID (EXCEPTING THE UNITS AS DEFINED AND SET FORTH IN THE DECLARATION OF CONDOMINIUM AND SURVEY) IN COOK COUNTY, ILLINOIS.

In the event of the resignation, incapacity, or death of MARY BABIN, any other successor Trustee shall become without any further act, deed or conveyance vested with all the title, right and interest in and to the real estate herein described. Full power and authority is hereby granted to said Trustee and to said Trustee's successor and successors in trust to mortgage, sell and convey such real estate.

In no case shall any party dealing with such Trustee in relation to the real estate or to whom the real estate or any part thereof shall be sold or conveyed be obliged to see that the terms of the Trust Agreement have been complied with, or be obliged to inquire into the necessity or expediency of any act of the Trustee, or be obliged or privileged to inquire into any of the terms of the Trust Agreement; and every deed, trust deed, or other instrument executed by the Trustee in relation to the real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance or other instrument:

- (a) That at the time of the delivery thereof the trust created by the Trust Agreement was in full force and effect;
- (b) That such conveyance or other instrument was executed in accordance with the conditions and limitations contained in this deed and in the Trust Agreement or in any amendment thereof and binding upon all beneficiaries thereunder;
- (c) That the Trustee or their successor or successors in trust were duly authorized and empowered to execute and deliver every such deed, trust deed or other instrument; and
- (d) If the conveyance is made by or to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all of the title, estate, rights, powers, authorities, duties and obligations of its, his or their predecessors in trust.

Neither the Trustee nor her successor or successors in trust shall be personally liable upon any conveyance of the real estate, either by deed or mortgage. Any successor Trustee shall possess all of the powers herein granted to the original Trustee in the absence, death or inability to act on the part of such Trustee, and any conveyance or mortgage by such successor Trustee shall be conclusive evidence of such Trustee's authority to execute such deed or mortgage.

IN WITNESS WHEREOF, the Grantors have set their hands and seals this 31 day of January, 1994

Mary J. Babin
MARY J. BABIN
STATE OF INDIANA)
COUNTY OF PORTER

Ade E. Babin
ADE E. BABIN
#3832 # JB * -74-288789
COOK COUNTY RECORDER

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared MARY J. BABIN and ADE E. BABIN, and acknowledged their execution of the foregoing Deed into Trust as their voluntary act and deed for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal this 31 day of January, 1994

Fred M. Cuppy
Fred M. Cuppy
Notary Public
Resident of Porter County, Indiana

My Commission Expires: 5/9/94

This Instrument prepared by Elizabeth P. Moenning, Attorney at Law, 8585 Broadway, Suite 600, Merrillville, Indiana 46410

MAIL TO

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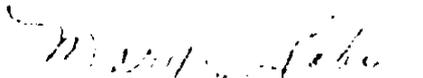
Property of Cook County Clerk's Office

11/11/11

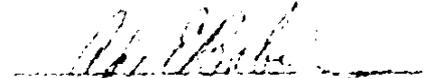
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STATEMENT BY GRANTOR AND GRANTEE

The Grantors or their agents affirm that, to the best of their 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: March 4, 1994.

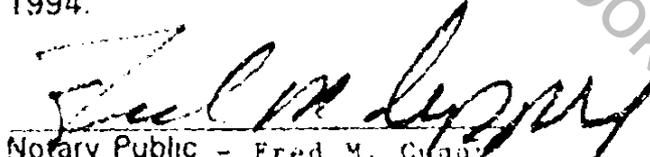


MARY J. BABIN, Grantor



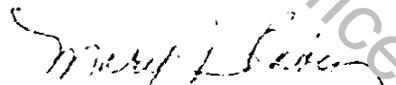
ADE E. BABIN, Grantor

Subscribed and Sworn to before me by the said MARY J. BABIN and by the said ADE E. BABIN this 4th day of March, 1994.


Notary Public - Fred M. Cupp
My Commission Expires: 5/9/94
County of Residence: Porter County, Indiana

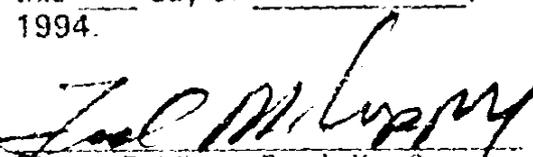
The Grantee or her agent affirms and verifies that the name of the Grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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



MARY J. BABIN, Grantee

Subscribed and Sworn to before me by the said MARY J. BABIN this 4th day of March, 1994.


Notary Public - Fred M. Cupp
My Commission Expires: 5/9/94 County of Residence: Porter County, Indiana

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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