

UNOFFICIAL COPY

DEED IN TRUST

THE GRANTOR,

DEPT-01 RECORDING

\$25.50

ALAN R. SEGAL,

T#5555 TRAN 6841 04/21/94 15:10:00

#1019 #11 #94-360657

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 consideration in hand paid, CONVEYS AND QUIT CLAIMS unto

COOK COUNTY RECORDER

94360657

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ALAN R. SEGAL as Trustee of the ALAN R. SEGAL REVOCABLE TRUST dated January 17, 1994, 2029 Hoyne, Chicago, Illinois 60247

(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 Exhibit "A" attached hereto and made a part hereof by this reference.

Permanent Real Estate Index Number(s): 14-06-209-092-1013

Address(es) of real estate: 1750-2A W. Granville, Chicago, Illinois 60660

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 and set forth herein.

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, 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 thereof, 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 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 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 his, his or their predecessor in trust.

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 the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantors aforesaid has hereunto set his hand and seal this 20 day of January, 1994.

Alan R. Segal
ALAN R. SEGAL

Clorra F. Smith-Segal
CLORRA F. SMITH-SEGAL
FOR PURPOSES OF WAIVING HOMESTEAD RIGHTS

State of Illinois, County Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that ALAN R. SEGAL and CLORRA F. SMITH-SEGAL, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 20 day of January, 1994
Commission expires 10/14 1995

OFFICIAL SEAL
STEVEN B. WOLF
Notary Public, State of Illinois
My Commission Expires Oct. 1, 1997
205 West Wacker Drive, Suite 1600, Chicago, Illinois 60606-1213

This instrument was prepared by: Steven B. Wolf, Katz and Wolf, Ltd., 205 West Wacker Drive, Suite 1600, Chicago, Illinois 60606-1213

MAIL TO: Steven B. Wolf
Katz and Wolf, Ltd.
205 West Wacker Drive
Suite 1600
Chicago, Illinois 60606-1213

SEND SUBSEQUENT TAX BILLS TO:
ALAN R. SEGAL
2029 Hoyne
Chicago, Illinois 60647

94360657

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MEMORANDUM

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EXHIBIT A 4 6 5 0 7 5 7

Unit Number 1750-2A in 1746-50 Granville Condominium as delineated on a survey of the following described real estate: Lot 10 in Block 15 in Highridge Subdivision, being a Subdivision in the North 1/2 of the North East 1/4 of Section 6, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois; which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as Document 24988348 together with its undivided percentage interest in the common elements, in Cook County, Illinois

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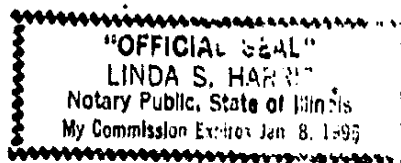
STATEMENT BY GRANTOR AND GRANTEE

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 4-12, 1994 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the
said 12th day of April, 1994.

Notary Public [Signature]

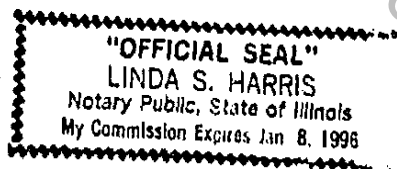


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 4-12, 1994 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the
said 12th day of April, 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 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.]