

95527099

DEED IN TRUST

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DEPT-03 RECORDING

\$27.50

THE GRANTOR (NAME AND ADDRESS)

STANLEY M. WHITEHILL, married to Olga Horwitz Whitehill

T0005 TRAN 1614 08/09/95 15:04:00 \$2554 # JL *--95-527099 COOK COUNTY RECORDER

(The Above Space For Recorder's Use Only)

of the City of Chicago County of Cook, and State of Illinois, in consideration of the sum of Ten and No/100 (\$10.00) Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby conveys and warrants to Olga Horwitz & Stanley M. Whitehill as Trustee, under the terms and provisions of a certain Trust Agreement dated the 4th day of August, 1995, and designated as Trust for the Stanley M. Whitehill, and to any and all successors as Trustee appointed under said Trust Agreement, or who may be legally appointed, the following described real estate: (See reverse side for legal description.)

Permanent Index Number (PIN): 14-21-306-038-1037

Address(es) of Real Estate: 3470 North Lake Shore Drive, #17A, Chicago, IL 60657

TO HAVE AND TO HOLD said real estate and appurtenances thereto upon the trusts set forth in said Trust Agreement and for the following uses:

1. The Trustee (or Trustees, as the case may be), is invested with the following powers: (a) to manage, improve, divide or subdivide the trust property, or any part thereof, (b) To sell on any terms, grant options to purchase, contract to sell, to convey with or without consideration, to convey to a successor or successors in trust, any or all of the title and estate of the trust, and to grant to such successor or successors in trust all the powers vested in the Trustee. (c) To mortgage, encumber or otherwise transfer the trust property, or any interest therein, as security for advances or loans. (d) To dedicate parks, street, highways or alleys, and to vacate any portion of the premises. (e) To lease and enter into leases for the whole or part of the premises, from time to time, but any such leasehold or renewal shall not exceed a single term of 199 years, and to renew, extend or modify any existing lease.

2. Any party dealing with the Trustee with regard to the trust property, whether by contract, sale, mortgage, lease or otherwise, shall not be required to see to the application of the purchase money, loan proceeds, rental or other consideration given, nor shall be required to see that the terms of the trust have been compiled with, or to enquire into the powers and authority of the Trustee, and the execution of every contract, option, deal, mortgage or other instrument dealing with the trust property, shall be conclusive evidence in favor of every person relying upon or claiming under such conveyance or other instrument; that at the time of the execution and delivery of any of the aforesaid instruments, the Trust Agreement above described was in full force and effect; that said instrument so executed was pursuant to and in accordance with the authority granted the Trustee, and is binding upon the beneficiary or beneficiaries under said Trust Agreement; and if said instrument is executed by a successor or successors in trust, that he or they were duly appointed and are fully invested with the title, estate, rights, powers and duties of the preceding Trustee.

3. The interest of each and every beneficiary under said Trust Agreement and hereunder, and of all persons claiming under any of the beneficiaries, shall be only in the earnings, avails and proceeds arising from the sale or other disposition of the trust property, and such interest is hereby declared to be personal property only, and the beneficiary or beneficiaries of the trust shall not have any title or interest therein, legal or equitable, except as stated.

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Handwritten initials/signature

4. In the event of the inability, refusal of the Trustee herein named, to act, or upon his removal from the County is then appointed as Successor Trustee herein with like powers and authority as is vested in the Trustee named herein.

All of the covenants, conditions, powers, rights and duties vested hereby, in the respective parties, shall inure to and be binding upon their heirs, legal representatives and assigns.

If the title to any of the above real estate now is or hereafter shall be registered, the Registrar of Titles is directed not to register or note in the Certificate of Title, duplicate thereof, or memorial, the words "in trust" or "upon condition", or "with limitation", or words of similar import, in compliance with the statute of the State of Illinois in such case made and provided.

The Grantor hereby waive and release any and all right and benefit under and by virtue of the Statutes of the State of Illinois providing for the exemption of homestead from sale or execution or otherwise.

DATED this 4th day of August 1995

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)

Stanley M. Whitehill (Signature)

Stanley M. Whitehill

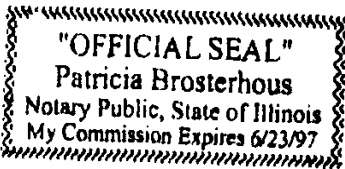
(SEAL)

(SEAL)

(SEAL)

(SEAL)

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for



IMPRESS SEAL HERE

said County, in the State aforesaid, DO HEREBY CERTIFY that Stanley M. Whitehill, married to Olga Horwitz Whitehill, 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 he signed, sealed and delivered the said instrument as his 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 4th day of August 1995

Commission expires 1995

Patricia Brosterhaus (Signature) NOTARY PUBLIC

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

Legal Description

Legal description attached hereto as Exhibit "A"

I hereby declare this deed represents a transaction exempt under the provisions of Sec. 1, par. 4, of the Real Estate Transfer Tax Act.

Dated: 8/4/95

Signed: Stanley M. Whitehill (Signature)

SEND SUBSEQUENT TAX BILLS TO

MAIL TO

Mary Ellen Hanrahan Lawrence, Kamin, Saunders & Uhlenhop (Name) 208 South LaSalle Street, #1750 (Address) Chicago, IL 60604 (City, State and Zip)

Olga Horwitz (Name) 3470 North Lake Shore Drive, #17A (Address) Chicago, IL 60657-2877 (City, State and Zip)

OR

RECORDER'S OFFICE BOX NO

UNOFFICIAL COPY

EXHIBIT "A"

Legal Description

Stanley M. Whitehill, Grantor
Olga Horwitz and Stanley M. Whitehill, Trustees, 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 2380325, falling within premises hereinafter described.

TOGETHER WITH

An undivided 1.568% 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 hereinabove 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 14, 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 190 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 150.84 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.

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Property of Cook County Clerk's Office

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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 August 4, 1995

Signature: *Adina Brastchovs*

~~GRANTOR~~ Agent

Subscribed and sworn to before me by the said Agent this 4th day of August, 1995.

Notary Public *Suzanne R. Hennessey*



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 August 4, 1995

Signature: *Adina Brastchovs*

~~GRANTEE~~ Agent

Subscribed and sworn to before me by the said Agent this 4th day of August, 1995.

Notary Public *Suzanne R. Hennessey*

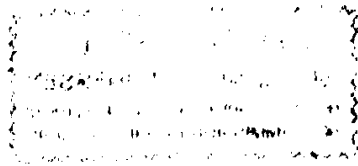
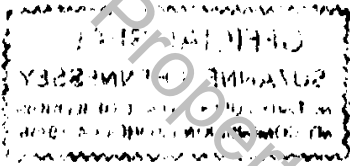


NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(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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