

# UNOFFICIAL COPY

Form No. 118  
AMERICAN LEGAL FORMS CHICAGO, ILL. 1925

## DEED IN TRUST

95555318

CAUTION: Do not use a deed unless you are acting under the terms of the deed. The purchaser for the value of the land makes his own inquiry into the facts, including any liability of merchandise, or trust, for a particular purpose.

THE GRANTOR (NAME AND ADDRESS),  
SYLVIA LIBERMAN, a widow and not  
since remarried, 900 Sunset Drive,

DEPT-01 RECORDING 927.00  
721003 TRAM DYST 08/22/95 10:34:00  
43075 & DC \*-95-555318  
COOK COUNTY RECORDER

(The Above Space For Recorder's Use Only)

of the City of Glenwood County of Cook, and State of Illinois, in consideration of the sum of Ten (20.00) Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby conveys and quit claims to SYLVIA LIBERMAN as Trustee, under the terms and provisions of a certain Trust Agreement dated the 1st day of July, 1994, and designated as Trust No. 324-07-3762, 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): 29-32-301-038-1057

Addres(es) of Real Estate 900 Sunset Drive, Glenwood, IL 60425

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:

95555318

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 complied 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.

Section 4,  
Paragraph 6,  
Provisions of Paragraph 6,  
Trust Agreement  
Date: 8/10/95  
Recorder: [Signature]

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4. In the event of the inability, refusal of the Trustee herein named, to act, or upon his removal from the County Paul Liberman, Dean Liberman, Marc Liberman and Mitchell Liberman 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.

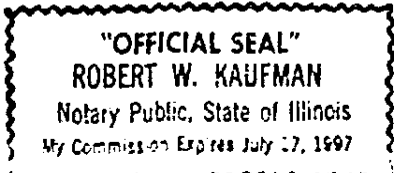
The Grantor hereby waive and releases any and all right and benefit under and by virtue of the Statutes of the State of Illinois providing for the exemption of homestead from sale or execution or otherwise.

DATED this 12th day of July 1994

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

SYLVIA LIBERMAN (SEAL) (SEAL)

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that



SYLVIA LIBERMAN, a widow and not since remarried 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes herein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 12th day of July 1995 Commission expires July 17 1997

Robert W. Kaufman (Signature) NOTARY PUBLIC

This instrument was prepared by Robert W. Kaufman, Esq., FISCHER, KAHN, LTD., 321 N. Clark Street, #2850, Chicago, IL 60610

### Legal Description

SEE ATTACHED LEGAL DESCRIPTION RIDER



SEND SUBSEQUENT TAX BILLS TO

MAIL TO (Name) (Address) (City, State and Zip)

Sylvia Liberman, Trustee (Name) 900 Sunset Drive (Address) Glenwood, IL 60425 (City, State and Zip)

OR RECORDER'S OFFICE BOX NO 345

## LEGAL DESCRIPTION RIDER

UNIT NO. 409 is delineated on survey of the following described parcel of real estate (hereinafter referred to as "Parcel"):

A Tract of Land comprising part of the South 1039.40 feet of the Southwest 1/4 of Section 33, Township 36 North, Range 14 East of the Third Principal Meridian, Cook County, Illinois, said Tract of Land being described as follows: Beginning at a point on a line drawn perpendicular to the South line of said Section 33, said perpendicular line passing thru a point on said South line of Section 33, a distance of 525 feet East of the Southwest corner of said Section, said point of beginning being 564.40 feet North of said South line of Section 33; and running thence North along said perpendicular line, a distance of 55 feet; thence Northwesterly along a straight line forming an angle of  $46^{\circ}-0'$  with the extension of said perpendicular line, a distance of 223 feet; thence Northeasterly along a straight line forming an angle of  $50^{\circ}-10'$  with the extension of last described course, a distance of 143.07 feet to an intersection with a line drawn parallel with and 915 feet North of said South line of Section 33; thence West along said parallel line, a distance of 40 feet; thence North perpendicular to said South line of Section 33, a distance of 124.40 feet to a point on the North line of said South 1039.40 feet of Southwest 1/4 of Section 33, said point being 338 feet East of the West line of said Section 33; thence East along said North line of South 1039.40 feet, a distance of 706 feet to the West line of "Glenwood Manor Unit No. 10"; thence South along said West line of "Glenwood Manor Unit No. 10" and perpendicular to said South line of Section 33, a distance of 35 feet; thence West parallel with said South line of Section 33, a distance of 200 feet; thence South perpendicular to said South line of Section 33, a distance of 82 feet; thence Southwesterly along a straight line forming an angle of  $59^{\circ}-0'$  with the extension of last described course, a distance of 140 feet; thence South perpendicular to said South line of Section 33, a distance of 65 feet; thence Southwesterly along a straight line forming an angle of  $38^{\circ}-0'$  with the extension of last described course, a distance of 235.90 feet; thence West parallel with said South line of Section 33, a distance of 15.77 feet; thence South perpendicular to said South line of Section 33, a distance of 35 feet to an intersection with a line drawn parallel with and 564.40 feet North of said South line of Section 33; thence West along said parallel line, a distance of 35 feet to the point of beginning, which survey is attached as Exhibit "A" to Declaration made by Glenwood Farms, Inc., an Illinois corporation, recorded in the office of the Recorder of Cook County, Illinois, as Document No. 2198775; together with an undivided 1.3630% interest in said Parcel (excepting from said Parcel all the property and space comprising all the Units as defined and set forth in said Declaration and survey).

ALSO: A 25 foot easement for ingress and egress for the benefit of parcel 1 as created by Declaration of Condominium made by Glenwood Farms, Inc., a corporation of Illinois, for Glenwood Manor No. 1 and recorded February 5, 1970, as document 21074998 over the East 25 feet of the West 48 feet of that tract of land as delineated and set forth in the aforesaid declaration and survey attached thereto, all in Cook County, Illinois.

Office  
 6-15-2028

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87-2335-16

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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 18, 1995

Signature: \_\_\_\_\_

Grantor or Agent

Subscribed and sworn to before me by the said attorney/agent this 18 day of August 1995.

Notary Public \_\_\_\_\_

OFFICIAL SEAL  
STELLA RICHARDSON  
Notary Public, State of Illinois  
My Commission Expires Nov. 8, 1997

The grantee 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 18, 1995

Signature: \_\_\_\_\_

Grantor or Agent

Subscribed and sworn to before me by the said attorney/agent this 18 day of August 1995.

Notary Public \_\_\_\_\_

OFFICIAL SEAL  
STELLA RICHARDSON  
Notary Public, State of Illinois  
My Commission Expires Nov. 8, 1997

### NOTE:

Any person who knowingly submits a false statement concerning the identify 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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