

THIS INSTRUMENT WITNESSETH, that the Grantor FELIX FERNANDEZ AND GUADALUPE FERNANDEZ, HUSBAND & WIFE

of the County of COOK and State of ILLINOIS, for and in consideration of the sum of TEN AND NO/100 Dollars (s. 10.00)

in hand paid and of other good and valuable considerations, receipt of which is hereby duly acknowledged, convey and warrant unto Bank of Chicago an Illinois bank my corporation of Chicago Illinois, and duly authorized to accept and execute trusts within the State of Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 22nd day of September, 1994 and known as Trust Number 94-9-2, the following described real estate in the County of COOK and State of Illinois, to wit:

(SEE ATTACHED SHEET)

SUBJECT TO

17-30-206-061
the 061

TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the trusts and for the uses and purposes herein and in said Trust Agreement set forth.

Full power and authority is hereby granted to said Trustee with respect to the real estate or any part or parts of it, and at any time or times to improve, manage, protect, or subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to redivide said real estate as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to lease, either with or without consideration, to convey said real estate 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 real estate, or any part thereof, to lease said real estate, to sell upon any terms and for any period or periods of time or to reserve, by lease to commence in the present or in the future and 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 reservation and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange said real estate, 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 appurtenant to said real estate or any part thereof, and to deal with said real estate and every part thereof in all other ways and for such other considerations as would be lawful for any person owning the same to deal with the same, whether or not in or different from the ways above specified, at any time or times hereafter.

In no case shall any party dealing with said Trustee, or any successor in trust in relation to said real estate, or to whom said real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said Trustee, or any successor in trust, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on the trust property, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the authority, 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, or any successor in trust in relation to said real estate, and every deed, trust deed, mortgage, lease or other instrument executed by said Trustee, or any successor in trust, 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 Deed 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 herein and in said Trust Agreement or in all amendments thereof, if any, and is binding upon all beneficiaries thereunder, (c) that said Trustee, or any successor in trust, was fully authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument, and (d) that the conveyance is made to a successor or successor in trust, that such successor or successor 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.

This conveyance is made upon the express understanding and condition that the grantee, neither individually nor as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for any thing it or they or its or their agents or attorneys may do or omit to do in or about the said real estate, and under the provisions of this Deed of said Trust Agreement or any amendment thereto, or for injury to person or property happening in or about said real estate, any and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement as their attorney, in fact, hereby irrevocably appointed for such purposes, or at the election of the Trustee, in its own name, as Trustee of an express trust and not individually (and the Trustee shall have no obligation whatsoever with respect to such contract, obligation or indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof). All persons and corporations whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed.

The interest of each and every beneficiary hereunder and under said Trust Agreement 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 any other disposition of the trust property, 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 trust property as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid, the intention hereof being to vest in the Trustee the entire legal and equitable title in fee simple, in and to all of the trust property above described.

If the title to any of the trust property 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 waive and release 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 aforsaid he her/his/its set their hand s. and seal s. this 22 day of September, 1994

Felix Fernandez [Seal] Guadalupe Fernandez [Seal]
FELIX FERNANDEZ GUADALUPE FERNANDEZ

STATE OF Illinois
COUNTY OF COOK

I, the undersigned _____, a Notary Public in and for said County, in the State aforesaid, do hereby certify that FELIX FERNANDEZ AND GUADALUPE FERNANDEZ, HIS WIFE

personally known to me to be the same person s. whose name s. 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 and for the purposes therein set forth, including the release and waiver of the right of homestead.

GIVEN UNDER MY HAND AND SEAL this 22nd day of September, 1994
OFFICIAL SEAL
TRACY ZOOK
Notary Public, State of Illinois
My Commission Expires 12/30/97

Document Prepared By EUCLIDES AGOSTO
2750 N. Ashland
Chicago, IL 60614
ADDRESS OF PROPERTY 2354-2360 South Blue Island
Chicago, Illinois 60608
THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED.
SEND SUBSEQUENT TAX BILLS TO _____
(Name)

(Address)

AFFIX "RIDERS" OR REVENUE STAMPS HERE

276

95021753

DOCUMENT NUMBER

BOX 333-CTI

RETURN TO Bank of Chicago
6353 West 55th Street
Chicago, Illinois 60638

TRUST NO _____

UNOFFICIAL COPY

DEED IN TRUST

(WARRANTY DEED)

TO

Bank of Chicago

Chicago, Illinois

TRUSTEE

Property of Cook County Clerk's Office

95021753

UNOFFICIAL COPY

LOTS 56, 57, 58 59, 60 AND 61 IN WALKER'S SUBDIVISION OF BLOCK 5 OF SAMUEL J. WALKER'S DOCK ADDITION TO CHICAGO, BEING A SUBDIVISION OF ALL THAT PART LYING NORTH OF THE WEST BRANCH OF THE SOUTH BRANCH OF THE CHICAGO RIVER OF THE EAST 1/2 OF SECTION 30, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PIN:

(LOT 56) 17-30-206-061-0000

(LOT 57) 17-30-206-062-0000

(LOT 58) 17-30-206-063-0000

(LOT 59) 17-30-206-064-0000

(LOT 60) 17-30-206-065-0000

(LOT 61) 17-30-206-066-0000

COMMONLY KNOWN AS: 2354-2360 SOUTH BLUE ISLAND, CHICAGO, IL

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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 11/15, 1995 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said this day of January, 1995.

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 11/15, 1995 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said this day of January, 1995.

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.]

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MAPPING SYSTEM

Change of Information Form.

Scannable document - read the following rules

- 1. Changes must be kept within the space limitations shown.
- 2. Do Not use punctuation.
- 3. Print in CAPITAL letters with black pen only.
- 4. Do Not Xerox form.
- 5. Allow only one space between names, numbers, and addresses.

SPECIAL NOTE:

- If a "TITLE" number is involved, it must be put with the NAME, leave one space between the name and number.
- If you don't have enough room for your full name, just your last name will be adequate.
- Property Index numbers (PIN#) must be included on every form.

PIN NUMBER: 17 - 30 - 204 - 866 - 0000
 NAME/TITLE: BILLY J. CHICKER 1949
 MAILING ADDRESS: 2353 W. 5TH STREET
 CITY: CHICAGO STATE: IL
 ZIP CODE: 60638 -
 PROPERTY ADDRESS: 2354 46th S. DICKENS ISLAND
 CITY: CHICAGO STATE: IL
 ZIP CODE: 60608 -

FILED: JAN 11 1995
 COUNTY CLERK'S OFFICE
 COUNTY OF COOK, ILLINOIS

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