

WARRANTY DEED IN TRUST

THIS INDENTURE WITNESSETH, That the Grantor **KEITH COOK and LISA COOK**

of the County of **Cook** and State of **Illinois**
For and in consideration of **TEN AND 00/100 DOLLARS (\$10.00)**, and other good and valuable considerations in hand paid, **CONVEY and WARRANT** unto the **CHICAGO TITLE AND TRUST COMPANY**, a corporation of Illinois, whose address is 171 N. Clark Street, Chicago, IL 60601-3294, as Trustee under the provisions of a trust agreement dated the **11th** day of **January**, 19 **95**, known as Trust Number **1100600**, the following described real estate in the County of **COOK**, and State of **Illinois**, to-wit:

95083885

DEPT-01 RECORDING 425.00
T00012 TRAN 2224 02/03/95 1147100
4430 KB # - 95-083885
COOK COUNTY RECORDER

2500

Reserved for Recorder's Office

Lot 13 in Wentworth Subdivision of Lots 17 and 18 in Lavina and Co's Subdivision of Garden and Cottage Grove Lots of the South 1/4 of the Northeast 1/4 of Section 10, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois

1/25/95

Permanent Tax Number: 20-10-232-014

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.

FULL POWER AND AUTHORITY is hereby given to the trustee to improve, make, protect and subdivide said premises or any part thereof, to erect parks, streets, boulevards, alleys, and to subdivide by plat thereof, and to resubdivide said property as often as desired, to contract to sell, or grant leases to purchase, and on any terms, to convey with or without consideration, to convey said premises or any part thereof to a successor, to lease, to grant, to amend, to 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 premises and to contract, respectively, (the manner of fixing the amount of present or future rentals, to partition or to exchange said property or any part thereof, for 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 the premises appurtenant to said premises or any part thereof, and to deal with said property and every part thereof in all things as if the trustee were the owner thereof, and to do all things as lawful for any person owning the same to deal with the same, whether similar to those mentioned, or not, at any time or times hereafter.

In no case shall any party dealing with said trustee or with said premises or any part thereof shall be conveyed, contracted to be conveyed 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 this trust have been complied with, or be obliged to inquire into the necessity or expediency of any 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 trust agreement as contained in this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries of the trust, (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 its, his or their predecessor in trust.

75 36 890 AB

95083885

The interest of each and every beneficiary hereunder 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 other disposition of said real estate, 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 real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

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(s) aforesaid ha^{ve} hereunto set their hands and seals this 11th day of January 1995

Keith Cook (Seal)
KEITH COOK

Lisa Cook (Seal)
LISA COOK

_____ (Seal)

_____ (Seal)

THIS INSTRUMENT WAS PREPARED BY:

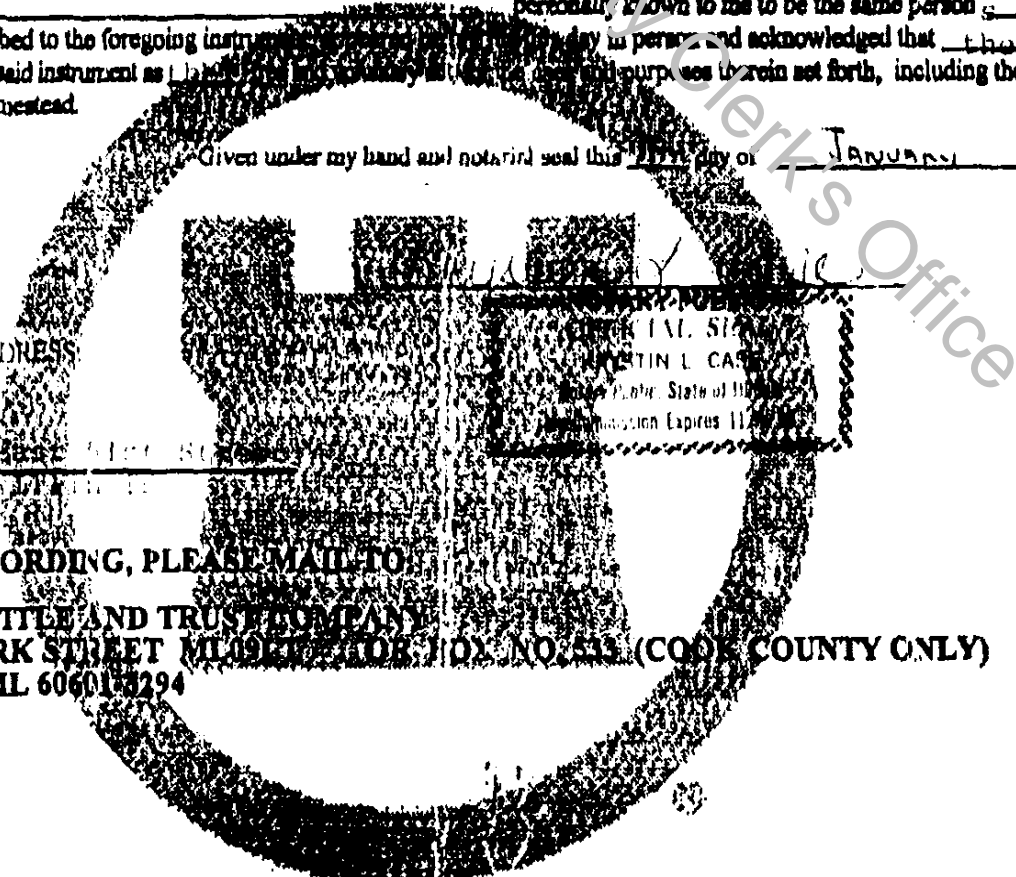
PATRICK H. SPINA
900 MAPLE RD 3RD FLOOR
HOMewood IL 60430

State of ILLINOIS }
County of COOK } SS.

I, the undersigned, a Notary Public in and for said County and State aforesaid, do hereby certify that Keith Cook and Lisa Cook

_____ personally known to me to be the same person(s) whose name(s) _____ subscribed to the foregoing instrument, on this _____ day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act and deed and for the purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal this _____ day of January, 1995.



PROPERTY ADDRESS

640-642

AFTER RECORDING, PLEASE MAIL TO:
CHICAGO TITLE AND TRUST COMPANY
171 N. CLARK STREET MILWAUKEE, WIS. 53233 (COOK COUNTY ONLY)
CHICAGO, IL 60601-3294

95083885

BOX 333-CTI

UNOFFICIAL COPY

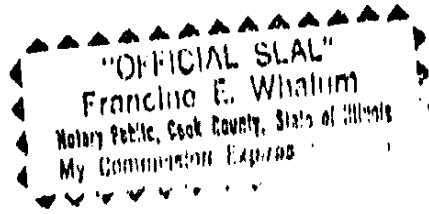
STATEMENT BY GRANTOR AND GRANTEE

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 and hold title to real estate under the laws of the State of Illinois.

Dated 1/25, 1995 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the
said _____

this 25 day of Jan
1995.



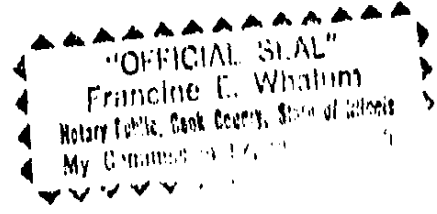
[Signature]
Notary Public

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 1/25, 1995 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the
said _____

this 25 day of Jan
1995.



[Signature]
Notary Public

95083885

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.]

UNOFFICIAL COPY

Property of Cook County Clerk's Office

11/11/11