

DEED IN TRUST (ILLINOIS)

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

94358198

95277985

COOK CO. NO. 918

050751

THE GRANTOR S, ARTHUR OLSEN and HELEN OLSEN, his wife,

of the County of KANKAKEE and State of ILLINOIS for and in consideration of TEN AND 00/100THS (\$10.00) Dollars, and other good and valuable considerations in hand paid, Convey and (WARRANT OR QUIT CLAIM XXX) unto STANDARD BANK AND TRUST COMPANY, 2400 West 95th Street, Evergreen Park, Illinois 60642, (NAME AND ADDRESS OF GRANTEE)

(The Above Space For Recorder's Use Only)

as Trustee under the provisions of a trust agreement dated the 10th day of September, 1984 and known as Trust Number 9228 (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 SCHEDULE "A" ATTACHED HERETO AND INCORPORATED HEREIN.

Permanent Real Estate Index Number(s): 27-29-300-023-0000

Address(es) of real estate: Vacant land on 110th Avenue, Mokena, Illinois 60448

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 set forth.

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 lease, to mortgage, pledge or otherwise encumber said property, or any part thereof; to lease said property, or any part thereof, from time to time, in possession or reversion, by leases to commence in present or in future, and upon any terms and for any period or periods of time not exceeding in the case of any single demise the term of 99 years, 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 a lease and to grant options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rents; 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 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 permitted 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 trusts, 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 its, his or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them or on behalf 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.

If the title to any of the above lands 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 waives and releases 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 grantors aforesaid have hereunto set their hands and seals this 15th day of April, 1994.

Arthur Olsen (SEAL) Helen Olsen (SEAL) ARTHUR OLSEN HELEN OLSEN

State of Illinois, County of Cook

IMPRESS SEAL HERE I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that ARTHUR OLSEN and HELEN OLSEN, his wife, 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 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 15th day of April, 1994

Commission expires 3/30 1996 Ed. L. Morrison NOTARY PUBLIC

This instrument was prepared by E. Morrison; 4749 Lincoln Mall Dr., #204, Mokena, IL 60448 (NAME AND ADDRESS)

\*USE WARRANT OR QUIT CLAIM AS PARTIES DESIRE

OFFICIAL SEAL EDWARD L MORRISON JR NOTARY PUBLIC STATE OF ILLINOIS MY COMMISSION EXP. MAR. 30, 1996

MAIL TO: GREGORY R. GINEX, ESQ. (Name) 1127 SOUTH MANNHEIM ROAD, #308 (Address) WESTCHESTER, IL 60154 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO: STANDARD BANK & TRUST, TRUST 10250 (Name) 2400 W. 95TH STREET (Address) EVERGREEN PARK, IL 60642 (City, State and Zip)

OR RECORDER'S OFFICE BOX NO.

7504104 W2 EP671 L

STATE OF ILLINOIS REAL ESTATE TRANSFER TAX DEPT OF REVENUE 90.00 REAL ESTATE TRANSACTION TAX COOK County 15.00

UNOFFICIAL COPY

Deed in Trust

TO

GEORGE E. COLE  
LEGAL FORMS

Property of Cook County Clerk's Office

COOK COUNTY ILLINOIS  
REGISTERED

APR 21 2000

94352198

95277985

DEPT-01 RECORDING 425.00  
150012 TRAN 3778 04/27/95 11:14:00  
42865 JIM \*-95-277985  
COOK COUNTY RECORDER

86185346

# UNOFFICIAL COPY

## SCHEDULE "A"

LOT 16 IN ALPINE FARMS, BEING A SUBDIVISION OF PART OF THE WEST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 29, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: covenants, conditions and restrictions of record; private, public, utility easements and roads and highways, if any; special taxes or assessments for improvements not yet completed; any unconfirmed special tax or assessment; installments not due at the date hereof of any special tax or assessment for improvements heretofore completed; general taxes for the year 1993 and subsequent years, including taxes which may accrue by reason of new or additional improvements during the year 1993 and to date of closing.

PIN: 27-29-300-023-0000

COMMON ADDRESS: Vacant land on 110th Avenue, Mokena, Illinois 60448

**BOX 333-CTI**

95277985

94358138

UNOFFICIAL COPY

Property of Cook County Clerk's Office

RECEIVED

RECEIVED

SEP 20 10 30 AM '08