

UNOFFICIAL COPY

DEED IN TRUST

95334087

(ILLINOIS)

(The Above Space For Recorder's Use Only)

THE GRANTOR Urban Visions, Inc. 820 Church Street, Evanston, IL 60201  
of the County of Cook and State of Illinois, for and in consideration  
of TEN and 00/100 Dollars,  
and other good and valuable considerations in hand paid, Convey and (WARRANT) unto  
Standard Bank and Trust # 14273; 2400 W. 95th Street, Evergreen Park, IL 60643  
(NAME AND ADDRESS OF GRANTEE)

as Trustee under the provisions of a trust agreement dated the 1st day of April  
1995, and known as Trust Number 14273 (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 ATTACHED RIDER FOR LEGAL DESCRIPTION

95334087

418061 DT 1/4 GIT JHC

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 dedicate, 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 praesenti or in futuro, and upon any terms and for any  
period or periods of time, not exceeding in the case of any single demise the term of 198 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 leases 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 rentals; 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 easement 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 this 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  
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 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 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.

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 limita-  
tions," 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 aforesaid has hereunto set hand and seal this 4th

day of May, 1995

URBAN VISIONS, INC.

By: Jennifer Peters Vice President (SEAL)

By: Timothy H. Boyer Secretary (SEAL)  
State of Illinois, County of Cook

OFFICIAL SEAL  
NANCY M HURTH  
NOTARY PUBLIC STATE OF ILLINOIS  
MY COMMISSION EXP. JULY 12, 1998

I, the undersigned, a Notary Public in and for said County, in the State afore-  
said, DO HEREBY CERTIFY that Jennifer Peters and Timothy H. Boyer  
personally known to me to be the same persons whose name s subscribed  
to the foregoing instrument, appeared before me this day in person, and acknowledged  
that he 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 4th day of May 19 95

Commission expires July 12 19 98 Nancy M. Hurth NOTARY PUBLIC

This instrument was prepared by Brian A. Burak 820 Church St., Evanston, IL 60201  
(NAME AND ADDRESS)

\*USE WARRANT OR QUIT CLAIM AS PARTIES DESIRE

418061  
DT  
MAIL TO:

STANDARD BANK  
2400 W. 95th St  
Evergreen Park, IL 60643



ADDRESS OF PROPERTY  
749 W. 54th ST.

CHGO, IL 60609

SEND ALL STATE AND FEDERAL TAX BILLS TO:  
(Name) Jensen  
(Address) 4550

OR RECORDER'S OFFICE BOX NO.

STATE OF ILLINOIS  
COUNTY OF COOK  
RECORDERS OFFICE  
RECEIVED  
MAY 11 1995  
11223

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Deed in Trust

To

GEORGE E. COLE  
LEGAL FORMS

Property of Cook County Clerk's Office

48064656

- DEPT-01 RECORDING \$25.50
- T#0014 TRAN 5780 05/22/95 14:45:00
- #0835 # \*-95-334087
- COOK COUNTY RECORDER
- DEPT-10 PENALTY \$22.00

# UNOFFICIAL COPY

## RIDER

Lot 44 in Block 6 in H.B. Byrant's Addition to Chicago in the West 1/2 of the Southwest 1/4 of Section 9, Township 38 North, Range 13 of the Third Principal Meridian in Cook County, Illinois

Commonly known as: 749 W. 54th Street, Chicago, IL. 60609

Permanent Index Number: 20-09-324-007

Subject to: Covenants, conditions, and restrictions of record; private, public, and utility easements; existing leases and tenancies; special taxes and assessments not yet due and payable; general taxes for the 2nd installment of 1994 and subsequent years; any matters that would be disclosed by Survey or environmental inspection; building and zoning code violations; if any; and rights of all parties claiming under or through the grantees or their agents.

Cook County Clerk's Office  
95334087

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11/19

Property of Cook County Clerk's Office

180433081

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MAPPING SYSTEM

Change of Information

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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 TRUST 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 (PINs) must be included on every form.

PIN NUMBER:

20 - 09 - 324 - 007 - 0000

NAME/TRUST#:

STANDARD BANK

MAILING ADDRESS:

2400 W 95TH STREET

CITY:

ROERGREEN PK

STATE:

FL

ZIP CODE:

330642 -

PROPERTY ADDRESS:

2400 W 54TH STREET

CITY:

CHICAGO

STATE:

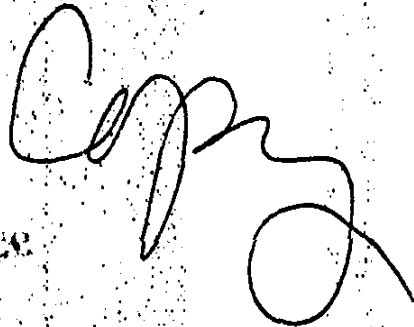
IL

ZIP CODE:

60609 -

95334087

PROFESSOR



FILED: MAR 12 1980  
COOK COUNTY TREASURER  
JP

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