

UNOFFICIAL COPY

WARRANTY DEED IN TRUST
THIS INSTRUMENT PREPARED BY:
ROBERT E. BIRKMEYER

36574740

THIS INDENTURE WITNESSETH, That the
Grantor,
DICKENS CENTRAL PROPERTIES,
INC.
77 W. Washington St. Ste. 505
Chicago, IL 60602
an Illinois Corporation,

. DEPT-01 RECORDING \$27.00
. T#0012 TRAN 1480 07/26/96 13:19:00
. #8695 + CG *--96-574740
. COOK COUNTY RECORDER

The above space for recorders use only

27.00

of the County of Cook and State of Illinois for and in consideration of
Ten Dollars and No/100, and other good and valuable considerations in hand paid, Conveys and Warrants unto the
GUS DOMENECH, divorced and not since remarried,

, the following

described real estate in the County of Cook and State of Illinois, to-wit:
LOTS 14, 15, 16 AND 17 IN THE SUBDIVISION BY WILLIAM H. PHINNEY OF
BLOCK 10 IN HARDING'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST
1/4 OF SECTION 11, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD
PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 16-11-218-028

Address of Property: 3432-40 W. Franklin Blvd., Chicago, IL 60624

7619574

BOX 333-CTI

Grantee's Address: 1841 West Walnut, Chicago, Illinois 60612

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 is hereby granted to said trustee to improve, manage, protect and subdivide said premises or any
part thereof, to dedicate parks, streets, highways or alleys and 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 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 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 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.

36574740

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STATE OF ILLINOIS

I, CHARLENE FOLGER

COUNTY OF COOK

} SS.

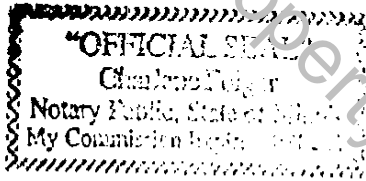
a Notary Public in and for said County, in the state aforesaid, do hereby certify that ROBERT E. BIRKMEYER, President of

DICKENS CENTRAL PROPERTIES, INC., and JOHN W. CHAVERIAT, Secretary of

DICKENS CENTRAL PROPERTIES, INC.

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, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal this 22nd day of July 19 96.



Charlene Folger
Notary Public

PREPARED BY:

John W. Chaveriat
77 West Washington Street
Suite 505
Chicago, IL 60602

For information only insert street address of the above described property.

AFTER RECORDING RETURN TO:

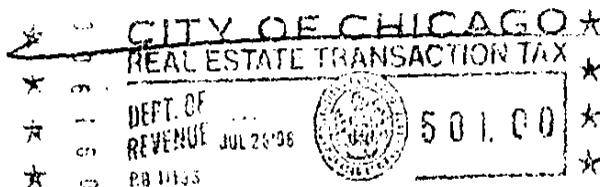
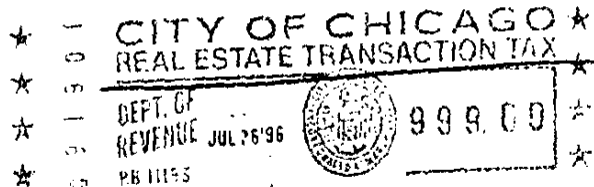
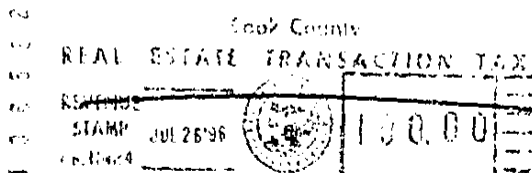
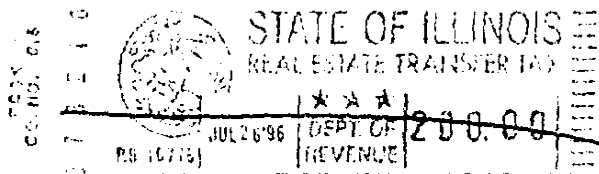
Carl P. Palladinetti
4321 North Elson Avenue
Chicago, IL 60641

Mail subsequent Real Estate Tax Bills to:

Name

Address

City/State/Zip



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