UNOFFICIAL COPY



QUIT CLAIM DEED IN TRUST

THIS INDENTURE WITNESSETH, That the Grantor , Alice Curran, a widow and not since remarried of the County of Cook State of Illinois and in consideration of TEN AND 00/100 pollars, and other good and valuable considerations in hand paid, CONVEY and QUITCLAIM CHICAGO THE the COMPANY. TRUST corporation of llinois, address is 171 N. Clark Street, Chicago, IL 60601-3234, as Trustee under the provisions of a trust agreement dated the 10ch day of June

known as Trust Number 1102

96583714

. DEPT-01 RECORDING

\$25.50

. T#0001 TRAN 4963 07/31/96 09:18:00

. \$3354 \$ RC *-96-583714

COOK COUNTY RECORDER

Reserved for Recorder's Office

RELATTORNEY SERVICES #

25.50

INCINITORIE DESCRIPTION

the following described real estate in the County of Cook

and State of Minois, to-wit:
Unit 69-1 in the Lofts at Talbot's Mill Condominium, as delineated on a survey of certain lots or parts thereof in Talbot's Mill, being a subdivision in the South half of Section 31 and the South West quarter of Section 32, Township 41 North, Range 11 East of the Third Principal Meridian, which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as Document Number 8°579846, as amended from time to time, together with its undivided percentage interest in the common elements, as defined and set forth in said Declaration of Survey.

Exempt under provisions of Paragraph 2. Section 4. Real Estate Transfer Tax Act.

08 - 31 - 403 - Poly Real L

Permanent Tax Number:

6/24/96

Byer, Seller or Representativ

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 runchase, 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 all of the title, estate, polivies and authorities vested in said trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said proposity, 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 presenti or 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 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 tawful 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

CHICAGO, IL 60601-3294

INOFFICIAL C

indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries the gunder, (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lesse, 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. 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 wany and all statutes of the State of Illinois otherwise.	aive_s and re , providing for the	lease any and all right or exemption of homestea	benefit under and by virtue of ds from sale on execution o
In Witness Whereof, the grantor afores	aid has hereur	to set her hand	and seal this 24th
day ofJune	1	9 <u>_9b</u>	
X alue L'Curran	/ _ (Seal)		(Seal)
	_ (Seal)		(Seal)
THIS INSTRUMENT WAS PREPARED BY:	MESSED ON AGE O	F ELK GROVE VILLA GE	
E. Marshall, Esq.		PVEMPTI	
7026 W. North Ave.	11 <u>063</u>	1 \$	
Chicago, IL 60635	737		
		/	Andrew with the second of the second
State of Illinois County of Cook ss.	l, the undersign aforesaid, do h and not sir		for said County, in the State ce Curran, a widow personally
known to me to be the same person wappeared before me this day in person and instrument as free and voluntary ac waiver of the right of homestead.	acknowledged the t, for the uses and	esubscribed at <u>she</u> sipried, s purposes therein set for	to the foregoing instrument, sealed and delivered the said th, including the release and
	Given under my	hand and notarial seal th	, 19.96
CERCIAL MEAL REMARDHALL ROTARY PUBLIC STATE OF ELENCIS MY COMMISSION EXP. DEC. 5,1997	2. W	NOTARY PUBLIC	·CO
PROPERTY ADDRESS: 1256 Old Mill, Unit 69-1 Elk Grove Village, IL 60007	Charles of		
AFTER RECORDING, PLEASE MAIL	(D), \(\)		
THE CHICAGO TRUST COMPANY 171 N. CLARK STREET MLOSLT		OX NO. 333 (COC	K COUNTY ONLY)

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

The granter 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	6	/34	1 00	•	
			1		

新華人 松祖衛川町町上の本

Signature M. alui L. Curran

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID MELCE L. CUERAN
THIS 240 DAY OF JUNE
1996.

OFFICIAL SEAL
E MARSHALL
NOTARY PUBLIC STATE OF ELLINOIS
MY COMMESSION EXP. DBC. 3,1997

NOTARY PUBLIC & Markel

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.

Date 6/24/96

Signature alux & Couran

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID ALICE L. CURRAN
THIS YHY. DAY OF JUNE
1996

OFFICIAL STAT

2 MARSHALL
PAOTARY PUBLIC STATE OF ELLINOIS
MY COMMISSION EXP. DBC. \$1997

NOTARY PUBLIC & Washel

the identity of a grantee shall be

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