

UNOFFICIAL COPY

WARRANTY DEED IN TRUST

96697070

THIS INDENTURE WITNESSETH, That the Grantor, Barbara Manning, George Manning and Joseph G. Manning

DEPT-01 RECORDING #27.50
T#0009 TRAN 4432 09/12/96 09:45:00
45820 \$ SK *-96-697070
COOK COUNTY RECORDER

of the County of Cook and State of Illinois, for and in consideration of the sum of TEN AND NO/100(10.00)-----Dollars, in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey and Warranty unto

The above space for Recorder's use only

GRAND NATIONAL BANK, a National Banking Association duly organized and existing under the National Banking Laws and duly authorized to accept and execute trusts within the State of Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 28th day of August, 1996, and known as Trust Number 6961250, the following described real estate in the County of Cook and State of Illinois, to-wit:

Lot 7 in Subdivision of the East 173 feet of the East half of block 1 in Seller's Subdivision of the Southeast quarter of the Northwest quarter of the Northwest quarter of Section 19, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County Illinois

COOK COUNTY CLERK'S OFFICE
TITLE SERVICES # 7995711 1022

Permanent Index Number(s) 14 19 131 025 000

SUBJECT TO

The powers and authority conferred upon said Trust Grantee are recited on the reverse side hereof and incorporated herein by reference.

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 grantor aforesaid ha set hereunto set hand and seal this 5TH day of SEPTEMBER, 1996.

Barbara Manning (SEAL) _____ (SEAL)
George Manning (SEAL) _____ (SEAL)
Joseph G. Manning (SEAL)

State of Illinois }
County of Cook } ss I, the undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby certify that _____

Barbara Manning and George Manning husband and wife and Joseph G Manning A Bachelor personally known to me to be the same person s whose names 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 purpose therein set forth, including the release and waiver of the right of homestead.

KATHLEEN A. NELSEN
NOTARY PUBLIC STATE OF ILLINOIS
My Commission Expires 10/29/99

Given under my hand and notarial seal this 5TH day of SEPTEMBER, 1996.

Kathleen A. Nelsen
Notary Public

MAIL TO:
Grantee's Address: 7100 West Oakton Niles, Illinois 60714

EXEMPT UNDER PROVISIONS OF PARAGRAPH E,
SECTION 4, REAL ESTATE TRANSFER TAXACT.
9/5/96
Kathleen A. Nelsen
BUYER, SELLER REPRESENTATIVE
DATE

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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 195 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 all times 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, 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.

This conveyance is made upon the express understanding and condition that neither GRAND NATIONAL BANK, individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or they or its or their agents or attorney, may do or omit to do in or about the said real estate or under the provisions of this Deed or said Trust Agreement or any amendment, thereto, or for injury to person or property happening in or about said real estate, any and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiaries under said trust agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or at the election of the Trustee, in its own name, as Trustee of an express trust and not individually (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof). All persons and corporation whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed.

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, the intention hereof being to vest in said GRAND NATIONAL BANK the entire legal and equitable title in fee simple, in and to all of the real estate above described.

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.

Property commonly known as: 3642 North Damen Avenue Chicago Illinois 60618

The above address is for information only and is NOT part of this deed

Send subsequent tax bills to: Grand National Bank as Trustee T#6961250 7100 West Oakton Niles Ill 60714

This instrument was prepared by: Kathleen A Nellesen 7100 West Oakton Niles, Illinois 60714

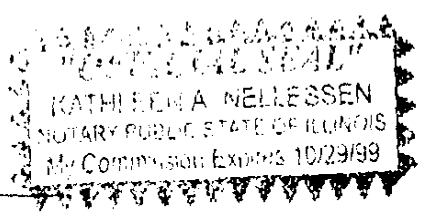
MAIL TO: GRAND NATIONAL BANK, Trust Division, 7100 West Oakton, Niles, Ill 60714

STATEMENT BY GRANTOR AND GRANTEE
UNOFFICIAL COPY

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

DATED 9-5, 1996 Signature: Dolbe Cook
Grantor or Agent

Subscribed and sworn to before me by the said AGENT this 5TH day of SEPTEMBER 1996.

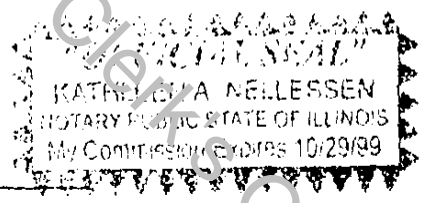


Notary Public: Kathleen A. Nellesen

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: 9-5, 1996 Signature: Dolbe Cook
Grantee or Agent

Subscribed and sworn to before me by the said AGENT this 5TH day of SEPTEMBER 1996.



Notary Public: Kathleen A. Nellesen

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.)

10/10/96

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Property of Cook County Clerk's Office

04-07-20

UNOFFICIAL COPY MAP SYSTEM

43388

CHANGE OF INFORMATION FORM

INFORMATION TO BE CHANGED

Use this form for name/address desired on real property tax record of Cook County Illinois. It is also to acquire PROPERTY ADDRESSES for each PIN in our records.

Such changes must be kept within the space limitations shown. Do Not use punctuation. Allow one space between names and initials, numbers and street names, and unit or apt numbers. PLEASE PRINT IN CAPITAL LETTERS WITH BLACK PEN ONLY! This is a SCANNABLE DOCUMENT - DO NOT XEROX THE BLANK FORM. All completed ORIGINAL forms must be returned to your supervisor or Jim Davenport each day.

If a TRUST number is involved, it must be put with the NAME. Leave a space between the name and the trust number. A single last name is adequate if you don't have enough room for the full name. Property index numbers MUST be included on every form.

PIN:

14 - 10 - 131 - 025 - 0000

NAME

GRAND NATURAL BK T6961250

MAILING ADDRESS:

STREET NUMBER STREET NAME - APT or UNIT

7100 WEST OAKTON

CITY

WILLES

STATE:

IL

ZIP:

60714 -

PROPERTY ADDRESS:

STREET NUMBER STREET NAME = APT or UNIT

3642 N DAMEN AVENUE

CITY

CHICAGO

STATE:

IL

ZIP:

60618 -

10-1-88

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02/01/2010