

# UNOFFICIAL COPY

## DEED IN TRUST (WARRANTY DEED)

This Indenture Witnesseth, That the Grantor.

LOUIS KIESSLING

of the County of Cook and State of Illinois for and in consideration of Ten Dollars, and other good and valuable considerations in hand paid, Convey (s) and Warrant(s) unto FIRST NATIONAL BANK OF LA GRANGE, a National Banking Association, as Trustee under the provisions of a trust of agreement dated the 15<sup>th</sup> day of August 1996 known as Trust Number 3543 the following described real estate in the County of Cook and the State of Illinois, to-wit:

96924427

DEPT-01 RECORDING \$25.50  
T#0008 TRAN 9700 12/06/96 11:05:00  
#1482 #BJ \*-96-924427  
COOK COUNTY RECORDER

Lot 35 in Block 6 in McMillan and Wetmore's Subdivision of the South 1/2 of the Northeast 1/4 of the Southeast 1/4 in Section 27, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

P. I. N. #16-27-413-013

Commonly known as: 2733 S. Kedzie Avenue, Chicago, IL 60623

Exempt under provisions of Paragraph E, Section 4, Real Estate Transfer Tax Act

8-15-96

Date

*[Signature]*  
Buyer, Seller or Representative

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 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 98 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 and 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 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 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 upon 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

COOK COUNTY RECORDER

25.50

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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 and (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument.

And the said grantor(s) hereby expressly waive(s) and release(s) 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<sup>s</sup> hereunto set ..... his .....hand(s) and seal(s)

this 15th day of August 19 96

*Louis Kiesling* (SEAL) ..... (SEAL)  
Louis Kiesling ..... (SEAL) ..... (SEAL)

STATE OF Illinois  
COUNTY OF Cook

I the undersigned

a Notary Public in and for said County, in the State aforesaid, do hereby certify that..... Louis Kiesling.....



personally known to me to be the same person.....whose name(s) subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that.....his.....signed, sealed and delivered the said instrument as.....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 on 15th day of August A. D. 19 96

*Cheryl L. Rubio* Notary Public

PREPARED BY:  
JOACHIM J. BROWN  
Attorney at Law  
620 W. BURLINGTON AVE.  
LAGRANGE, ILL. 60525

This instrument prepared by:

D NAME FIRST NATIONAL BANK OF  
E LAGRANGE TR#3543  
L ATTN: TRUST DEPT.  
STREET 620 W. BURLINGTON  
I LAGRANGE, IL 60525  
V  
E CITY  
R  
Y INSTRUCTIONS



FOR INFORMATION ONLY  
INSERT STREET ADDRESS OF ABOVE  
DESCRIBED PROPERTY HERE

2733 S. KEDVALE AVENUE

CHICAGO, IL 60623

TRUST DEPARTMENT - FIRST NATIONAL BANK OF LA GRANGE  
620 West Burlington Avenue, LaGrange, Illinois 60525 • 708-482-7700  
FAX 708-482-9026

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## STATEMENT BY GRANTOR AND GRANTEE

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 August 15, 19 96

Signature: \_\_\_\_\_

[Signature]  
Grantor or Agent

Subscribed and sworn to before me by the said Grantor this 15th day of August, 19 96.

Notary Public [Signature]



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 August 15, 19 96

Signature: \_\_\_\_\_

First National Bank of LaGrange,  
not personally but as Trustee of  
Tr#3543

By: \_\_\_\_\_

[Signature]  
Grantee or Agent

Subscribed and sworn to before me by the said Agent this 15th day of August, 19 96.

Notary Public [Signature]



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.)

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