

DEED IN TRUST

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THE GRANTOR (NAME AND ADDRESS)

LA VERNE J. KADLEC, a widow
and not since remarried, and
the surviving Joint Tenant of
George T. Kadlec

DEPT-01 RECORDING \$25.00
T#0015 TRAM 8344 12/13/96 10:30:00
#7054 CT *-96-944100
COOK COUNTY RECORDER

35914100

(The Above Space For Recorder's Use Only)

of the City of Chicago County of Cook, and State of Illinois, in consideration of the sum of Ten and No/100 Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby conveys and quit claims to COMMERCIAL NATIONAL BANK OF BERWYN as Trustee, under the terms and provisions of a certain Trust Agreement dated the 20th day of December, 1995, and designated as Trust No. 950230, and to any and all successors as Trustee appointed under said Trust Agreement, or who may be legally appointed, the following described real estate: (See reverse side for legal description.)

Permanent Index Number (PIN): 19-11-511-053-0000

Addressee(s) of Real Estate: 5235 South Ridgeway Avenue, Chicago, IL 60632

GRANTEE'S ADDRESS: 3522 South Oak Park Avenue, Berwyn, IL 60402

TO HAVE AND TO HOLD said real estate and appurtenances hereto upon the trusts set forth in said Trust Agreement and for the following uses:

1. The Trustee (or Trustees, as the case may be), is invested with the following powers: (a) to ~~manage, improve~~, divide or subdivide the trust property, or any part thereof, (b) To sell on any terms, grant options to purchase, contract to sell, to convey with or without consideration, to convey to a successor or successors in trust, any or all of the title and estate of the trust, and to grant to such successor or successors in trust all the powers vested in the Trustee, (c) To mortgage, encumber or otherwise transfer the trust property, or any interest therein, as security for advances or loans, (d) To dedicate parks, street, highways or alleys, and to vacate any portion of the premises, (e) To lease and enter into leases for the whole or part of the premises, from time to time, but any such leasehold or ~~tenancy~~ shall not exceed a single term of 99 years, and to renew, extend or modify any existing lease.

2. Any party dealing with the Trustee with regard to the trust property, whether by contract, sale, mortgage, lease or otherwise, shall not be required to see to the application of the purchase money, loan proceeds, rental or other consideration given, nor shall be required to see that the terms of the trust have been complied with, or to enquire into the powers and authority of the Trustee, and the execution of every contract, option, deal, mortgage or other instrument dealing with the trust property, shall be conclusive evidence in favor of every person relying upon or claiming under such conveyance or other instrument; that at the time of the execution and delivery of any of the aforesaid instruments, the Trust Agreement above described was in full force and effect; that said instrument so executed was pursuant to and in accordance with the authority granted the Trustee, and is binding upon the beneficiary or beneficiaries under said Trust Agreement; and if said instrument is executed by a successor or successors in trust, that he or they were duly appointed and are fully invested with the title, estate, rights, powers and duties of the preceding Trustee.

3. The interest of each and every beneficiary under said Trust Agreement and hereunder, and of all persons claiming under any of the beneficiaries, shall be only in the earnings, avails and proceeds arising from the sale or other disposition of the trust property, and such interest is hereby declared to be personal property only, and the beneficiary or beneficiaries of the trust shall not have any title or interest therein, legal or equitable, except as stated.

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4. In the event of the inability, refusal of the Trustee herein named, to act, or upon his removal from the County is then appointed as Successor Trustee herein with like powers and authority as is vested in the Trustee named herein.

All of the covenants, conditions, powers, rights and duties vested hereby, in the respective parties, shall inure to and be binding upon their heirs, legal representatives and assigns.

If the title to any of the above real estate now is or hereafter shall be registered, the Registrar of Titles is directed not to register or note in the Certificate of Title, duplicate thereof, or memorial, the words "in trust" or "upon condition", or "with limitation", or words of similar import, in compliance with the statute of the State of Illinois in such case made and provided.

The Grantor ___ hereby waives ___ and release \$ ___ any and all right and benefit under and by virtue of the Statutes of the State of Illinois providing for the exemption of homestead from sale or execution or otherwise.

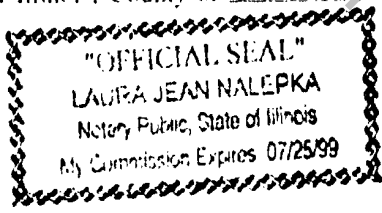
DATED this 20th day of December 19 95

Laverne J. Kadlec (SEAL) _____ (SEAL)
Laverne J. Kadlec

PLEASE PRINT OR TYPE NAMES BELOW SIGNATURE(S)

(SEAL) _____ (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 Laverne J. Kadlec, a widow and not since remarried, and the surviving Joint Tenant of George T. Kadlec personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

IMPRESS SEAL HERE

Given under my hand and official seal, this 20th day of December 19 95

Commission expires 19 99

This instrument was prepared by Laura Jean Nalepka, Attorney at Law, 625 South Kenneth Ave., Chicago, IL 60629 (NAME AND ADDRESS)

Legal Description

Lot 34 and Lot 35 (except the North 13 feet thereof) in Block 6 in "Eldson" John G. Earle's Subdivision of the West half of the North East quarter of the South West quarter, also the West half of the East half of the North East quarter of the South West quarter and also the West 134 feet of the West half of the East half of the North East quarter of the North East quarter of the South West quarter of Section 11, Township 38 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

No Revenue Stamps Required - No Taxable Consideration, Exempt Under III. Rev. Stat. Chapter 120, Sec. 4, P. C. (a). Commercial Bank of DeWitt, SEND SUBSEQUENT TAX BILLS TO

By: *David D. Wilson, J.C.*

MAIL TO { (Name) _____ (Address) _____ (City, State and Zip) _____ }

OR RECORDER'S OFFICE BOX NO 288

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her 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 and hold title to real estate under the laws of the State of Illinois.

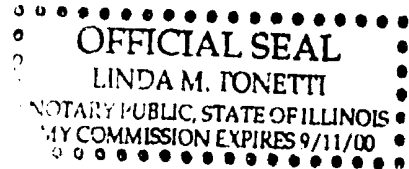
Citizens Bank-Illinois N.A., f/k/a Commercial National Bank of Berwyn, as Trustee under Trust No. 950230 and not individually.

Dated November 21, 1996

Signature: By: Carol Ann Weber
Grantor or Agent
Trust Officer

Subscribed and sworn to before me by the said Carol Ann Weber, Trust Officer this 21st day of November, 1996.

Notary Public Linda M. Tonetti



The grantee or his/her 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.

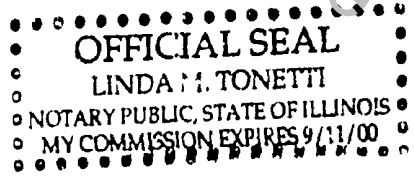
Citizens Bank-Illinois N.A., f/k/a Commercial National Bank of Berwyn, as Trustee under Trust No. 950230 and not individually.

Dated November 21, 1996

Signature: By: Carol Ann Weber
Grantee or Agent
Trust Officer

Subscribed and sworn to before me by the said Carol Ann Weber, Trust Officer this 21st day of November, 1996.

Notary Public Linda M. Tonetti



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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Property of Cook County Clerk's Office

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