

UNOFFICIAL COPY

96015112

DEED IN TRUST

THE GRANTORS, MARY ANN PROVENCHER (married to JAMES PROVENCHER) formerly known as MARY ANN STOLINSKI and EDWARD F. STOLINSKI and DOLORES A. STOLINSKI, husband and wife of the Village of Tinley Park, Cook County, Illinois, for and in consideration of Ten and No/100---Dollars, and other good and valuable considerations in hand paid, Convey(s) and ~~WARRANTY~~ QUIT CLAIM(S) to the DOLORES A. STOLINSKI TRUST dated October 11, 1994 and to all and every successor or successors in trust under the trust agreement, the following described real estate in Cook County, Illinois:

Legal Attached
See Reverse Side

TO HAVE AND TO HOLD the premises with the appurtenances on the trusts and for the uses and purposes set forth in this deed and in the trust agreement.

Full power and authority are granted to the trustee to improve, manage, protect, and subdivide the premises or any part thereof; to dedicate parks, streets, highways, or alleys; 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 the premises or any part thereof to a successor or successors in trust and to grant such successor or successors in trust all of the title, estate, powers, and authorities vested in the trustee; to donate, to dedicate, to mortgage, pledge, or otherwise encumber the 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 present or in 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 99 years, and to renew or extend lease upon any terms and for any period or periods of time to amend, change or modify leases and the terms and provisions thereof at any time or times hereafter; to contract to make leases and options to purchase the hold 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 lease, convey, or assign any right, title, or interest in or about or easement appurtenant to the premises or any part thereof; and to deal with the 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 it, whether similar to or different from the ways above specified, at any time or times after the date of this deed.

In no case shall any party dealing with the 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 the trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on the premises, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the trustee, or be obliged or privileged to inquire into any of the terms of the trust agreement; and every deed, trust deed, mortgage, lease, or other instrument executed by the trustee in relation to the 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 deed and by the 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 deed and in the trust agreement or in some amendment thereof and binding upon all beneficiaries therein; (c) that the 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 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, her, or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under this or any of them shall be only in the earnings, avails, and proceeds arising from the sale or other disposition of the real estate, and such interest is declared to be personal property, and no beneficiary shall have any title or interest, legal or equitable, in or to the real estate as such, but only an interest in the earnings, avails, and proceeds thereof.

~~If the right to any of the above described premises or any part thereof shall be sold, leased, or mortgaged by the trustee, the trustee shall be bound to see that the purchase money, rent, or money borrowed or advanced on the premises, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the trustee, or be obliged or privileged to inquire into any of the terms of the trust agreement; and every deed, trust deed, mortgage, lease, or other instrument executed by the trustee in relation to the 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 deed and by the 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 deed and in the trust agreement or in some amendment thereof and binding upon all beneficiaries therein; (c) that the 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 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, her, or their predecessor in trust.~~

The grantors hereby expressly waive and release any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, provided for the exemption of homesteads from sale on execution or otherwise.

96015112

The grantors signed this deed on this 11th day of October, 1994.

Edward F. Stolinski
EDWARD F. STOLINSKI
Dolores A. Stolinski
DOLORES A. STOLINSKI
Mary Ann Provencher
MARY ANN PROVENCHER
Mary Ann Stolinski
MARY ANN STOLINSKI



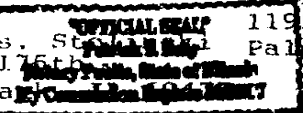
STATE OF ILLINOIS)
) ss.
COOK COUNTY COOK)

I am a notary public for the County and State above. I certify MARY ANN STOLINSKI-PROVENCHER and EDWARD F. STOLINSKI and DOLORES A. STOLINSKI, are personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me on this date below and acknowledged that they signed and delivered the 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.

Patrick F. Daly
Notary Public
Commission expires 10/25/97

Prepared By/Mail To:
Patrick F. Daly
11950 S. Harlem Avenue, #204
Palos Heights, IL 60463

Send Tax Bills To: Mr. & Mrs. S. J. ...
7505 W. 116th
Tinley Park, IL 60487



Section 4,
Buyer, Seller or Representative
10/11/94
date
Except under provisions of Paragraph 5, Section 4,
State Transfer Tax Act.

G
25.50

UNOFFICIAL COPY

PARCEL 1: UNIT NO. 7505-11 IN LAKE SANDALWOOD CONDOMINIUM AS DELINEATED ON SURVEY OF PARTS THEREOF OF LOT 2 IN DUVAN'S RESUBDIVISION OF BLOCK 1 OF LAKE SANDALWOOD SUBDIVISION BEING A SUBDIVISION OF THE EAST 2009.6 FEET OF THE NORTH 495.6 FEET LYING WEST OF SANDALWOOD UNIT NO. 2, IN THE NORTH EAST 1/4 OF SECTION 36, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, (HEREINAFTER REFERRED TO AS PARCEL), WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY FORD CITY BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED MARCH 25, 1974, AND KNOWN AS TRUST NUMBER 773 AND 774 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 23086606 AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL. (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SHOWN ON PLAT OF SAID DUVAN'S RESUBDIVISION AND SET FORTH IN SAID DECLARATION RECORDED MAY 20, 1976 AS DOCUMENT NUMBER 23086606 AND AS CREATED BY DEED FROM FORD CITY BANK, AS TRUSTEE UNDER TRUST NUMBERS 773 AND 774 TO RICHARD M. KERWIN DATED APRIL 11, 1978 AND RECORDED MAY 31, 1978 AS DOCUMENT 24469091 FOR INGRESS AND EGRESS, (EXCEPT PART THEREOF) FALLING IN PARCEL 1 AFORESAID, IN COOK COUNTY, ILLINOIS.

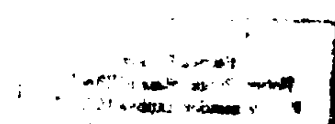
COMMON ADDRESS: 7505 W. 175th, Tinley Park 60477

PERMANENT INDEX NO. 27-36-200-128-1023

Office of Cook County Clerk's Office

98015112

DECLARATION
1978-04-11
FORD CITY BANK
TRUST AGREEMENT
MARCH 25, 1974
DOCUMENT NUMBER
23086606
RECORDED
COOK COUNTY REC'D
\$25.50



UNOFFICIAL COPY

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.

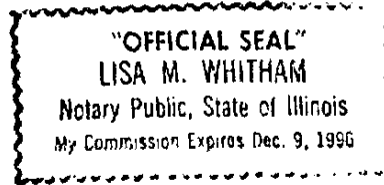
Dated: 12/27/94

Signature: *Patrick F. Daly*

Subscribed and sworn to before me
this 27th day of December,
A.D., 1994.

Lisa M. Whitam
NOTARY PUBLIC

Commission expires: 12/9/94



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 or a partnership authorized to do business or acquire and hold title to real estate in Illinois, or either 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: 12/27/94

Signature: *Patrick F. Daly*

Subscribed and sworn to before me
this 27th day of December,
A.D., 1994.

Lisa M. Whitam
NOTARY PUBLIC

Commission expires: 12/9/94

