

UNOFFICIAL COPY

WARRANTY DEED IN TRUST

96038004

THIS INDENTURE WITNESSETH, That the Grantor PATRICK COYNE, a single person, JAMES COYNE, divorced and not since remarried, and JOHN BOTSFORD, a married person,

of the County of Cook and State of Illinois

For and in consideration of TEN AND 00/100 DOLLARS (\$10.00) and other good and valuable considerations in hand paid, CONVEY and WARRANT

unto the THE CHICAGO TRUST COMPANY, a corporation of Illinois, whose address is 171 N. Clark Street, Chicago, IL 60601-3234, as

Trustee under the provisions of a trust agreement dated the 26th day of December, 1995, known as Trust Number 1102336, the following described real estate in the County of Cook and State of Illinois, to-wit:

LOT 27 AND 28 IN JOSEPH LOCKWOOD'S SUBDIVISION OF LOT 5 IN THE PARTITION OF THE NORTH 3/4 OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN and OF LOT 7 IN HUBBARD AND LEMOYNE'S SUBDIVISION OF LOT 6 IN SAID PARTITION IN COOK COUNTY, ILLINOIS

THIS IS NON-HOMESTEAD PROPERTY

Permanent Tax Number: 14-20-418-015-0000 and 14-20-418-016-0000

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 99 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 the time of the

DEPT-01 RECORDING \$25.00
7:0012 TRAN 8718 01/16/96 11:36:00
#4110 + DT *-96-038004
COOK COUNTY RECORDER

Reserved for Recorder's Office

25⁰⁰
m

FI 103
75 86 241
TA



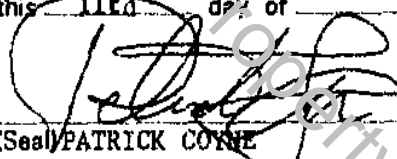
UNOFFICIAL COPY

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, (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.

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.

And the said grantor B 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, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor B aforesaid have hereunto set their hands and seals this 11th day of January 19 96.

 (Seal) PATRICK COYNE

 JOHN BOTSFORD

 (Seal) JAMES COYNE

THIS INSTRUMENT WAS PREPARED BY:

PETER FRICANO
221 N. LaSalle St., Suite 2000
Chicago, IL 60601-1408

State of ILLINOIS } I, the undersigned, a Notary Public in and for said County and State aforesaid, do hereby certify that PATRICK COYNE, County of COOK } SS. a single person, JAMES COYNE, divorced and not since remarried, and JOHN BOTSFORD, a married person,

personally known to me to be the same person S whose name S 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 purposes therein set forth including the release and waiver of the right of homestead.

Given under my hand and notarial seal this 11th day of January, 19 96.


NOTARY PUBLIC

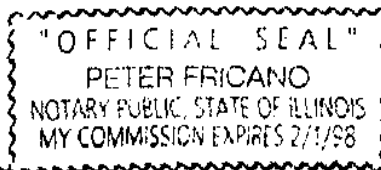
PROPERTY ADDRESS:

3325-27 N. Sheffield, Chicago, IL 60657

AFTER RECORDING, PLEASE MAIL TO:

THE CHICAGO TRUST COMPANY
171 N. CLARK STREET - MLO9LT
CHICAGO, IL 60601-3294

OR BOX NO. 231 (COOK COUNTY ONLY)



96038004

UNOFFICIAL COPY

FORM 1000

BOOK NO. 018

247147



STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
JAN 16 '98 DEPT. OF REVENUE
PB. 10506

287.50

100627

Cook County

REAL ESTATE TRANSACTION TAX

REVENUE STAMP
JAN 16 '98
P.S. 16424



149.75

★ 045068
★ CITY OF CHICAGO
★ REAL ESTATE TRANSACTION TAX
★ DEPT. OF REVENUE JAN 16 '98
★ PB. 11187



158.25

★ 045067
★ CITY OF CHICAGO
★ REAL ESTATE TRANSACTION TAX
★ DEPT. OF REVENUE JAN 16 '98
★ PB. 11187



999.00

★ 045068
★ CITY OF CHICAGO
★ REAL ESTATE TRANSACTION TAX
★ DEPT. OF REVENUE JAN 16 '98
★ PB. 11187



999.00

Property of Cook County Clerk's Office

9603R004

9603R004

UNOFFICIAL COPY

Property of Cook County Clerk's Office