

## 96079177

### WARRANTY DEED IN TRUST

THIS INDENTURE WITNESSETH, That the  
Grantor Anthony Kim  
MARRIED TO YOUNG KIM

|   |      |   |
|---|------|---|
| F |      | A |
| P |      | P |
| T | 2500 | V |
| I |      |   |

DEPT-01 RECORDING \$25.00  
 T#2222 TRAN 3685 01/30/96 16:04:00  
 #6046 + KB #96-079177  
 COOK COUNTY RECORDER

TCOR TITLE INSURANCE

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,  
 CONVEYS and WARRANTS  
 unto the CHICAGO TITLE AND  
 TRUST COMPANY, a corporation of  
 Illinois, whose address is 171 N.  
 Clark Street, Chicago, IL 60601-  
 3294, as Trustee under the provisions of a trust agreement dated the

Reserved for Recorder's Office

10th day of January  
 1996, known as Trust Number 1102500, the following described real estate in the County of  
 Cook, and State of Illinois, to-wit:

Lot 6 in the Briars of Brittany, being a Subdivision of part  
 of the Southeast 1/4 of the Southwest 1/4 of Section 8, Township  
 42 North, Range 11, East of the Third Principal Meridian, according  
 to the Plat recorded August 11, 1990 as Document Number 90-591,188,  
 in Cook County, Illinois.

*This is not homestead  
 property of the grantor of the  
 grantor.*

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

Permanent Tax Number: 03-08-321-006

1-20-96

Date \_\_\_\_\_ 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 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 *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 198 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

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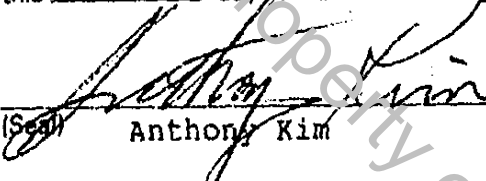
# UNOFFICIAL COPY

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 \_\_\_\_\_ 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 \_\_\_\_\_ aforesaid ha \_\_\_\_\_ hereunto set \_\_\_\_\_ hand \_\_\_\_\_ and seal \_\_\_\_\_ this 25th day of January \_\_\_\_\_ 1996.

 (Seal)  
Anthony Kim  
\_\_\_\_\_  
(Seal)  
\_\_\_\_\_  
(Seal)

THIS INSTRUMENT WAS PREPARED BY:  
Yon S. Choe  
5765 N. Lincoln Ave. Suite 228  
Chicago, IL 60659

State of Illinois } I, the undersigned a Notary Public in and for said County and  
County of Cook } State aforesaid, do hereby certify that \_\_\_\_\_  
SS. \_\_\_\_\_

Anthony Kim  
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 \_\_\_\_\_ he \_\_\_\_\_ signed, sealed and delivered the said instrument as his 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 25th day of January \_\_\_\_\_, 1996.

   
NOTARY PUBLIC

PROPERTY ADDRESS:  
219 E. Brittany Court, Arlington Heights, Illinois.

"OFFICIAL SEAL"  
YON S. CHOE  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES 6/9/97

AFTER RECORDING, PLEASE MAIL TO:  
CHICAGO TITLE AND TRUST COMPANY  
171 N. CLARK STREET ML09LT OR BOX NO. 333 (COOK COUNTY ONLY)  
CHICAGO, IL 60601-3294

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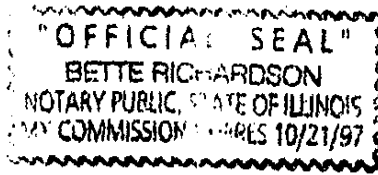
## STATEMENT BY GRANTOR AND GRANTEE

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 1/25/96, 1996

SIGNATURE: Leslie Anderson  
Grantor or Agent

Subscribed and sworn to before me by the said grantor this 25 day of Jan,



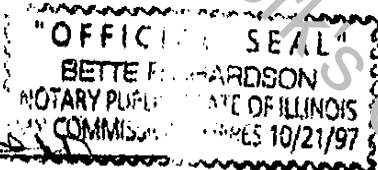
1996  
NOTARY PUBLIC Bette Richardson

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 1/25, 1996

SIGNATURE: Leslie Anderson  
Grantee of Agent

Subscribed and sworn to Before me by the said grantee this 25 day of Jan, 1996,



Notary Public Bette Richardson

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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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