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DEED IN TRUST

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THE GRANTOR (NAME AND ADDRESS)

Max Levin a single person, 5506 Lincoln Ave. Morton Grove, IL. Barry Levin & Susan Levin, his wife 1629 Monroe, Evanston, IL., and Beverly M. Copeland & Sheldon M. Copeland, her husband, 9323 N. Olcott

96115427

16:21 0884 MCH RECORD # MAILINGS # 96115427 # 0884 MCH 16:21

02/06/96 02/06/96

(The Above Space For Recorder's Use Only)

of the Morton Grove County of Cook and State of Illinois, in consideration of the sum of Ten Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby conveys and quit claims to Barry Levin & Beverly M. Copeland as Trustees, under the terms and provisions of a certain Trust Agreement dated the 22nd day of November, 1995, and designated as Trust Agreement. The Max Levin \* 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.) \* Revocable Trust dated November 22, 1995

Permanent Index Number (PIN): 10-21-119-112-1022

Address(es) of Real Estate: 5506 Lincoln Ave, Unit 221, Morton Grove, Illinois 60053

TO HAVE AND TO HOLD said real estate and appurtenances thereto 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 renewal 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 in 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.

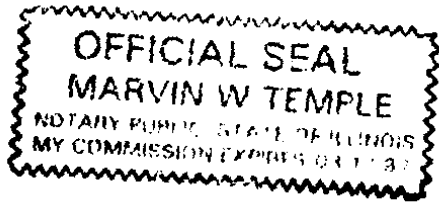
The Grantor <sup>s</sup> hereby waive and release any and all right and benefit under and by virtue of the Statutes of the State of Illinois providing for the exemption of homestead from sale or execution or otherwise.

DATED this 22 day of November 1995

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)

Max Levin (SEAL) Beverly M. Copeland (SEAL)  
Barry Levin (SEAL) Beverly M. Copeland  
Susan Levin (SEAL) Sheldon M. Copeland (SEAL)  
Susan Levin (SEAL) Sheldon M. Copeland (SEAL)

State of Illinois, County of LAKE



IMPRESS SEAL HERE

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that MAX LEVIN 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 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 official seal, this 22 day of November 1995

Commission expires 19 November 1995  
Marvin W. Temple NOTARY PUBLIC

This instrument was prepared by Marvin W. Temple, 555 Skokie Blvd., Ste 595, Northbrook, IL 60062  
(NAME AND ADDRESS)

## Legal Description

See Schedules attached

EXEMPT PURSUANT TO SECTION 1-114  
 VILLAGE OF MORTON GROVE REAL ESTATE TRANSFER STAMP  
 EXEMPTION NO. 02394 DATE 2-1-96  
 ADDRESS 5346 Lincoln, Unit 231  
 (VOID IF DIFFERENT FROM DEED)  
 BY Joyce Deussen

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45 sub paragraph e and Cook County Ord. 93-0-27 paragraph e.

DATE: FEB 6 1996

Signed: Max Levin

SEND SUBSEQUENT TAX BILLS TO:

Beverly M. Copeland

(Name)

9323 Olcott

(Address)

Morton Grove, Illinois 60053

(City, State and Zip)

Marvin W. Temple

(Name)

555 Skokie Blvd., Ste 595

(Address)

Northbrook, IL 60062

(City, State and Zip)

RECORDER'S OFFICE BOX NO. \_\_\_\_\_

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## LEGAL DESCRIPTION:

UNIT 'A' 221 AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE (HEREINAFTER REFERRED TO AS "PCL"): THE EAST 5.00 ACRES OF LOT 2, EXCEPTING THEREFROM THE NORTH 500 FEET THEREOF AND THE SOUTHEASTERLY 33 FEET THEREOF AND THE WEST 18 FEET THEREOF ALL IN THE SUBDIVISION OF LOTS 1, 5 AND 6 OF OWNER'S SUBDIVISION IN THE WEST 1/2 OF SECTION 21, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS AND COVENANTS MADE BY LASALLE NATL BANK AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 3, 1977 AND KNOWN AS TRUST NO. 53210 AND RECORDED IN THE OFFICE OF THE COOK COUNTY RECORDER OF DEEDS AS DOCUMENT NUMBER 24553596, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION OF CONDOMINIUM OWNERSHIP AND SURVEY), ALL IN COOK COUNTY, ILLINOIS

COOK COUNTY  
RECORDER  
JESSE WHITE  
SKOKIE OFFICE

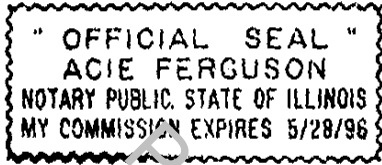
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State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for



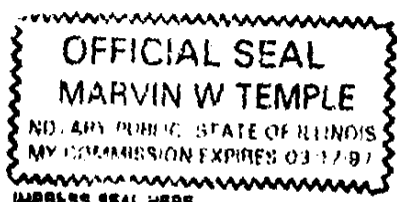
said County, in the State aforesaid, DO HEREBY CERTIFY that Barry S. Levin and Susan M. Levin personally known to me to be the same persons whose names subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that t h e y signed, sealed and delivered the said instrument as a 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 6th day of January 1996

Commission expires May 28 1996 Acie Ferguson  
NOTARY PUBLIC

State of Illinois, County of LAKE ss. I, the undersigned, a Notary Public in and for

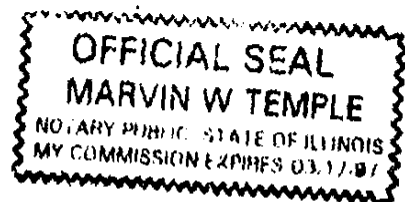


said County, in the State aforesaid, DO HEREBY CERTIFY that BEVERLY H. COPELAND AND SHELDON COPELAND personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that t h e y signed, sealed and delivered the said instrument as free 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 12th day of January 1996

Commission expires \_\_\_\_\_ 19\_\_\_\_ Marvin W Temple  
NOTARY PUBLIC



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10/11/10

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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.

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, 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.

Date: February 5, 1996

Date: February 5, 1996

Signature: Marvin W. Stumpf  
Grantor or Agent

Signature: Marvin W. Stumpf  
Grantee or Agent

Subscribed and Sworn to  
before me this 5th  
day of February 1996  
Marjorie Lammers  
Notary Public

OFFICIAL SEAL  
MARJORIE LAMMERS  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES: 02/15/98

Subscribed and Sworn to  
before me this 5th  
day of February 1996  
Marjorie Lammers  
Notary Public

OFFICIAL SEAL  
MARJORIE LAMMERS  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES: 02/15/98

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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