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DEED IN TRUST - WARRANTY

THIS INDENTURE WITNESSETH, That the Grantor

LITSA BOUGALIS, a/k/a AGLAIA BOUGALIS, a widow

of the County of **Cook** and State of **Illinois**

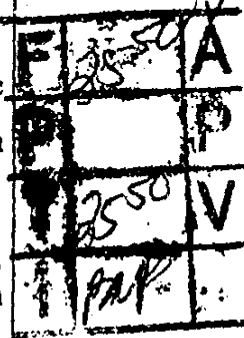
for and in consideration

of **Ten and 00/100 (\$10.00)**

dollars,

and other good and valuable considerations in

hand paid, Conveys and Warrants unto



DEPT-11 TORRENS

\$25.50

T#0013, TRAN 3280 02/26/96 11:24:00

#0252 ÷ FM *-96-144619

COOK COUNTY RECORDER

96144619

EAST SIDE BANK AND TRUST COMPANY, an Illinois Banking Corporation, its successor or successors, 10635 South Ewing Avenue, Chicago, Illinois, 60617, as Trustee under a trust agreement dated the **20th** day of **February** 19 **96**, known as Trust Number **1718**, the following described real estate in the County of **Cook** and State of Illinois, to-wit:

LOT SIXTEEN (16) IN BLOCK FOURTEEN (14) IN THE CALUMET AND CHICAGO CANAL AND DOCK COMPANY'S SUBDIVISION OF THE NORTHEAST QUARTER (1/4) OF THE SOUTHEAST QUARTER (1/4) AND THE SOUTH FIVE (5) ACRES OF THE SOUTHEAST QUARTER (1/4) OF THE NORTHEAST QUARTER (1/4) OF SECTION 31, TOWNSHIP 37 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Permanent Tax Number:

26-31-404-035-0000

Common Address:

13438 S. BUFFALO, CHICAGO, IL 60633

TO HAVE AND TO HOLD the real estate with its appurtenances upon the trusts and for the uses and purposes herein and in the trust agreement set forth

Full power and authority is hereby granted to said trustee to subdivide and resubdivide the real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, to execute contract to sell or exchange, or execute grants of options to purchase, to execute contracts to sell on any terms, to convey either with or without consideration, to convey the real estate or any part thereof to a successor or successors in trust and to grant in such success or successors in trust all of the title, estate, powers, authorities vested in the trustee, to donate, to dedicate, to mortgage, or otherwise encumber the real estate, or any part thereof, to execute leases of the real estate, or any part thereof, from time to time, at possession or reversion, by leases to commence in present or future, and upon any terms and for any period or periods of time, and to execute renewals or extensions of leases upon any terms and for any period or periods of time and to execute amendments, changes or modifications of leases and the terms or provisions thereof at any time or times hereafter, to execute contracts to make leases and to execute options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to contracts respecting the manner of fixing the amount of present or future rentals, to execute grants of easements or charges of any kind, to release, convey or assign any right, title or interest in or about or easement appurtenant to the real estate or any part thereof, and to deal with the title to said real estate and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the title to the real estate to deal with, whether similar to or different from the ways above specified, and at any time or times hereafter

In no case shall any party dealing with said trustee in relation to the real estate, or to whom the real estate 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 real estate, 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 herein 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 herein and in the trust agreement or in any amendments thereof and binding upon all beneficiaries, (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 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 or trustee

The interests of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the possession 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 shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the possession earnings, avails and proceeds thereof as aforesaid

If the title to any of the above said is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of title or duplicate thereof, or memorial, the words "in trust," or "upon condition," or "with limitations," or words of similar import, in accordance with the statute in such case made and provided

And the said grantor hereby expressly waives **S** and releases **S** 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 **Litisa Bougalis** hereunto set **her** hand and seal this **21** day of **February** 19 **96**

X **LITSA BOUGALIS, a/k/a** (SEAL)
AGLAIA BOUGALIS (SEAL)

96144619 (SEAL)
96144619 (SEAL)

EAST SIDE BANK AND TRUST COMPANY

10635 EWING AVENUE, CHICAGO, ILLINOIS 60617 • PHONE: (312) 375-8700 • MEMBER F.D.I.C.
EAST SIDE • SOUTH DEERING • HEGEWISCH • OAK FOREST

MAIL TO:

UNOFFICIAL COPY

EAST SIDE BANK AND TRUST COMPANY
10635 Ewing Avenue
Chicago, Illinois 60617

01/11/96

Property of Cook County Clerk's Office

67095736

STATE OF ILLINOIS }
COUNTY OF COOK } SS

On this 21ST day of FEBRUARY, 19 96, before me, the undersigned Notary Public, personally appeared LITSA BOUGALIS a/k/a AGLAIA BOUGALIS, and

[Signature], to me known to be the individuals described in and who executed the Deed, and acknowledged that they signed the Deed as their free and voluntary act and deed, for the uses and purposes therein mentioned.

By [Signature]
Notary Public in and for the State of ILLINOIS

Residing at _____
" OFFICIAL SEAL "
My commission expires _____
NICHOLAS W. CHRISTY
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 3/27/96

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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: February 21, 1996

Signature: [Signature]

Grantor or Agent

SUBSCRIBED AND SWORN to
before me this 21st day of
February, 1996.

[Signature]
NOTARY PUBLIC

"OFFICIAL SEAL"
ANNE C. ANDERSON
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 11/13/98

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: February 21, 1996

Signature: [Signature]

Grantee or Agent

SUBSCRIBED AND SWORN to
before me this 21st day of
February, 1996.

[Signature]
NOTARY PUBLIC

"OFFICIAL SEAL"
ANNE C. ANDERSON
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 11/13/98

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 a Class A misdemeanor for subsequent offenses.

(Attached 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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