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DEED IN TRUST

(Illinois)

MADE TO: Old Kent Bank

96266871

11738 S. Western Ave

Chg. IL 60643

DEPT-31 RECORDING \$27.50
T#0001 TRAN 3424 04/09/96 14:41:00
\$7193 + RC *-96-266871
COOK COUNTY RECORDER

NAME & ADDRESS OF TRUSTEE:

Old Kent Bank as Trustee

11738 S. Western Ave

Chg. IL 60643

RECORDER'S STAMP

27.50

THE GRANTOR(S) Shirley J. Turner, a widow and not since remarried

of the City of Chicago County of Cook State of Illinois

for and in consideration of Ten and no/100 DOLLARS

and other good and valuable considerations in hand paid.

CONVEY AND (WARRANT(S) / QUITCLAIM(S)) * unto Old Kent Bank

11738 S. Western Avenue. Chicago Illinois 60643

Grantee's Address City State Zip

as Trustee under the provisions of a Trust Agreement dated the 2nd day of March 1995

and known as Trust No. 6980 and unto all and every successor or

successors in trust under said trust agreement, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

GIT

4197714 18/11 FEV

LOT 28 IN MC CAULEY'S SUBDIVISION OF PARTS OF BLOCK 26 IN WASHINGTON HEIGHTS LYING AND BEING IN THE SOUTHWEST 1/4 OF SECTION 8, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, AS PER PLAT RECORDED FEBRUARY 3, 1872 IN BOOK 1 OF PLATS PAGE 22 AS DOCUMENT NO. 11773, IN COOK COUNTY, ILLINOIS.

NOTE: If additional space is required for legal - attach on separate 8-1/2 x 11 sheet.

* Use Warranty or Quitclaim as applicable

Permanent Index Number(s): 25-08-311-004

Property Address: 1245 West 101st Place, Chicago, Illinois

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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 are hereby granted to said trustee to improve, manage, protect and subdivide said 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 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 the present or in the 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 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 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 provisions 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(s) hereby expressly waive(s) and release(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

DATED this 1st day of April, 1996

Shirley J. Turner (SEAL) _____ (SEAL)
Shirley J. Turner

(SEAL) _____ (SEAL)

NOTE: PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES

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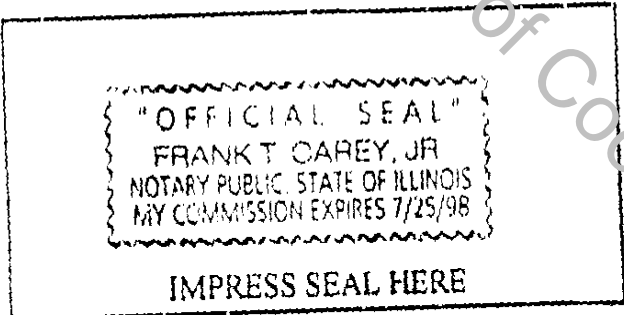
STATE OF ILLINOIS }
County of Cook } ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Shirley J. Turner, a widow and not since remarried personally known to me to be the same person(s) whose name is /are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 1st day of April, 1996

Frank T. Carey
Notary Public

My commission expires on 7/25, 1998



COUNTY - ILLINOIS TRANSFER STAMPS

EXEMPT UNDER PROVISIONS OF PARAGRAPH _____ SECTION 4, REAL ESTATE

TRANSFER ACT
DATE: _____

Buyer, Seller or Representative

NAME AND ADDRESS OF PREPARER:
John S. Mondachean
11738 S. Western Avenue
Chicago, Illinois 60643

** This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (Chap. 55 ILCS 5/3-5020)

CITY OF CHICAGO
REAL ESTATE TRANSACTION
DEPT. OF REVENUE
APR 29 1996
2 00 00

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
APR 29 1996
4.00

COOK COUNTY
REAL ESTATE TRANSFER TAX
APR 29 1996
2.00

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Property of Cook County Clerk's Office

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MAP SYSTEM

CHANGE OF INFORMATION FORM

SCANABLE DOCUMENT - READ THE FOLLOWING RULES

- 1. Changes must be kept in the space limitations shown
- 2. DO NOT use punctuation
- 3. Print in CAPITAL LETTERS with BLACK PEN ONLY
- 4. Allow only one space between names, numbers and addresses

SPECIAL NOTE:

If a TRUST number is involved, it must be put with the NAME, leave one space between the name and number
 If you do not have enough room for your full name, just your last name will be adequate
 Property Index numbers (PIN #) MUST BE INCLUDED ON EVERY FORM

PIN:

25 - 08 - 3111 - 004 - 0000

NAME

OLD KENT BANK AS TRUST

MAILING ADDRESS:

STREET NUMBER STREET NAME - APT or UNIT

11738 S NEATER AVENUE

CITY

CHICAGO

STATE:

IL

ZIP:

60643

PROPERTY ADDRESS:

STREET NUMBER STREET NAME - APT or UNIT

1245 WEST WILSON PLACE

CITY

CHICAGO

STATE:

IL

ZIP:

60643

FILED: APR 09 1996

COUNTY TREASURER

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