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96338450

Deed in Trust

WARRANTY DEED

EVERGREEN BANK

3101 West 95th Street
Evergreen Park, Illinois 60642
(708) 422-6700

DEPT-OF RECORDING 429.00
140012 TRAM 0433 05/03/96 09:48:00
67580 + FIC *--96--3,5345.0
COOK COUNTY RECORDER

76-08-174-DI (CT)

This Indenture Witnesseth, That the Grantor, Mario T. DeL. Beccaro, married to Grace DeL. Beccaro

of the County of Cook and State of Illinois for and in consideration of TEN (\$10.00)

and no/100 Dollars, and other good and valuable considerations in hand paid, Convey

Warrant unto the FIRST NATIONAL BANK OF EVERGREEN PARK, a national banking association

existing under and by virtue of the laws of the United States of America, its successor or successors as Trustee under the provisions of

a trust agreement dated the 9th day of June, 1976, known as Trust Number 3913

the following described real estate in the County of Cook and State of Illinois, to-wit:

his entire undivided 1/4 interest in

See Exhibit A attached hereto

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Property Address: 159th Street and 88th Avenue, Orland Park, Illinois

Permanent Tax Identification No(s): 27-23-100-004/005

Grantee's Address: 3101 West 95th Street, Evergreen Park, Illinois 60642

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 in 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.

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In no case shall any party dealing with said trustee in relation to said premises or to the trust 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 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 successive 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.

If the title to any of the above lands 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(s) hereby expressly waive and release any and all right or benefit under and by virtue of any and all statute of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise. Grace Del Beccaro signs this deed solely for the purpose of waiving her homestead rights, if any.

In Witness Whereof, the grantor(s) aforesaid ha[ve] heretofore set their hand[s] and seal[s] this _____ day of April, A.D. 1996

(SEAL) *Mario T. Del Beccaro*
Mario T. Del Beccaro

Grace Del Beccaro (SEAL)
Grace Del Beccaro

(SEAL) _____ (SEAL)

NOTE: PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES.

State of Illinois

County of Cook

I, Benjamin D. Steiner, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Mario T. Del Beccaro and Grace Del Beccaro

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 seal this _____ day of _____ A.D. 1996

OFFICIAL SEAL
BENJAMIN D. STEINER
NOTARY PUBLIC STATE OF ILLINOIS
My commission expires 5/19/96

Impress seal here

Mail recorded instrument to:
PATRICK J. GRIFFIN
10001 S. ROBERTS ROAD
PAROS HILLS, IL 60465

Mail future tax bills to:
SOPHON OBIDERS, TRU
12630 S. 69TH AVE
PAROS HILLS, IL 60463

This instrument was prepared by:

DIT-6 REV 11/94

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EXHIBIT "A"

THAT PART OF THE WEST HALF OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER (EXCEPT THE WEST 1 ROD OF THE NORTH 80 RODS THEREOF) OF SECTION 23, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF A LINE BEING 876.00 FEET NORTH OF AND PARALLEL TO THE SOUTH LINE OF SAID WEST HALF OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 23, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Except under provisions of Paragraph 1, Section 4,
of the Transfer Tax Act.

[Signature]
Notary

[Signature]
Mayor, 56157 St Representative

BOX 333-CTI

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PLAT ACT AFFIDAVIT

STATE OF ILLINOIS

COUNTY OF COOK

} SS.

[Signature], being duly sworn on oath, states that
resides at 775 W. Belmont St. Chicago, Ill.. That the
attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

1. Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed;

- OR -

the conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1959.

2. The division or subdivision of the land into parcels or tracts of five acres or more in size which does not involve any new streets or easements of access.
3. The divisions of lots or blocks of less than one acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easement of access.
6. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. Conveyances made to correct descriptions in prior conveyances.
9. The sale or exchange of parcels or tracts of land existing on the date of the amendatory Act into no more than two parts and not involving any new streets or easements of access.

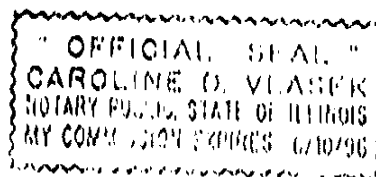
CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

Affiant further states that _____ makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

SUBSCRIBED and SWORN to before me

this 2nd day of May, 1996.

Caroline D. Vlaspek
Notary Public



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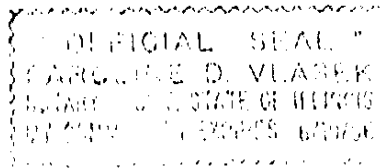
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STATEMENT BY GRANTEE AND GRANTEE
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The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust 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 and hold title to real estate under the laws of the State of Illinois.

Dated May 2, 19 96 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the
said Ben Steiner
this 2nd day of May
19 96.



Carol Ann D. Vlasek
Notary Public

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 May 2, 19 96 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the
said Ben Steiner
this 2nd day of May
19 96.

Carol Ann D. Vlasek
Notary Public

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 ABL to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]

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