

UNOFFICIAL COPY

COOK COUNTY
RECORDER
JESSE WHITE
BRIDGEVIEW OFFICE

Southwest
Financial Bank and Trust Company

WARRANTY DEED IN TRUST

This Indenture Witnesseth, That the Grantor
Irvin B. Schmakel and Adeline
Schmakel, as Trustees of the

Schmakel Family Trust
of the County of Cook

and the State of Illinois

for and in consideration of Ten & 00/100

(\$10.00) Dollars,
and other good and valuable consideration in hand
paid, Convey and Warrant unto
Southwest Financial Bank and Trust Company, an
Illinois banking corporation, its successor or suc-
cessors as Trustee under the provisions of a trust

agreement dated the 3rd day of June 19 97 known as Trust Number 1-1455

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

0001	
RECORDING	27.00
MAIL	0.50
97506007 #	
SUBTOTAL	27.50
TOTAL	27.50
CHECK	25.50
CASH	2.00
CHANGE	0.00

See Exhibit "A" Attached Hereto and Made a Part Hereof.

07/15/97

2 PURC CTR
0020 MC# 14:06

Property Address: 5801 N. Sheridan, Chicago, Illinois 60660

Permanent Real Estate Index No. 14-05-403-022-1071

To have and to hold the said premises with the appurtenances, upon the trusts and for 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 re-subdivide 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, or 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.

EMERSON TRUST COMPANY, CHICAGO, ILL. 60604
PAR. E & COOK COUNTY ORD. 95104 PAR. E
DATE: 7/15/97

SIGN [Signature]

\$27.50

97506007

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In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any party thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee 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 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.

If the title to 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 cases 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 statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor^s aforesaid have hereunto set their hands and seal^s this 7th day of JULY 1997

(SEAL) Irvin B. Schmakel (SEAL) Adeline Schmakel
Irvin B. Schmakel Adeline Schmakel

State of Illinois
County of Cook

s.s.

97506007

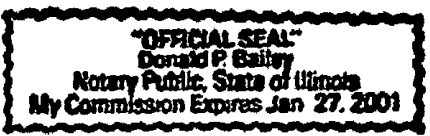
I, the undersigned a Notary Public in and for said County, in the State aforesaid, do hereby certify that Irvin B. Schmakel and Adeline Schmakel, as Trustees of the Schmakel Family Trust

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 acknowledges 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 7th day of JULY A.D. 1997
Donald P. Bailey Notary Public

After Recording Mail to: **SOUTHWEST FINANCIAL BANK AND TRUST COMPANY**
9901 S. Western Ave.
Chicago, Illinois 60643
(312) 779-6000

Prepared By: Donald P. Bailey, Attorney at Law
14300 S. Ravinia
Orland Park, IL 60462



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EXHIBIT "A"

Unit 19D as delineated on survey of the following described parcel of real estate (hereinafter referred to as "Parcel"): Lots 10 and 11 (except the West 14 ft. of said Lots) in Block 21 in Cochran's Second Addition to Edgewater in the East Fractional 1/2 of Section 5, Township 40 North, Range 14 East of the Third Principal Meridian, the Easterly line of said Premises being the West Line of Lincoln Park as established by Decree of Circuit Court of Cook County, Illinois entered May 26, 1926 in Case B 129945 and shown on plat attached to said decree, in Cook County, Illinois, which survey is attached as Exhibit "A" to Declaration of Condominium Ownership made by American National Bank and Trust Company of Chicago, a National Banking Association, as Trustee under Trust Agreement dated May 1, 1973 and known as Trust No. 77824, recorded in the office of the Recorder of Cook County, Illinois, as Document No. 24138343 together with an undivided 1.2264% interest in said Parcel (excepting from said Parcel the property and space comprising all the units thereof as defined and set forth in said Declaration and Survey) situated in the City of Chicago, County of Cook and State of Illinois.

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STATEMENT BY GRANTOR 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 title to real estate under the laws of the State of Illinois.

Dated 7/10, 1997

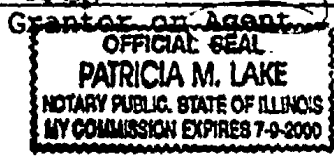
Signature: Joseph D. Marszalek

Subscribed and sworn to me

by the said JOSEPH D. MARZALEK

this 10th day of JULY, 1997

Notary Public Patricia M. Lake 97506007



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 7/10, 1997

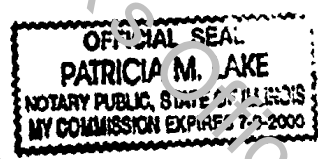
Signature: Joseph D. Marszalek
Grantee or Agent

Subscribed and sworn to me 97506007

by the said JOSEPH D. MARZALEK

this 10th day of JULY, 1997

Notary Public Patricia M. Lake



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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