

77451489

DEED IN TRUST

THIS DEED, made this
31 day of MARCH, 1998,
by and between, **Elizabeth A. Serritella** (now known as Elizabeth A. Gregory), individually, (inmarried to Michael A. Serritella), and resident of Cook County, in the State of Illinois ("Grantor"), and **Michael A. Serritella**, of the County and State aforesaid, as Trustee under a Declaration of Trust dated October 26, 1990, and known as the **Michael A. Serritella Trust Dated October 26, 1990** ("Grantee").

WITNESSETH, the Grantor, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, the receipt of which is hereby acknowledged, hereby releases and quitclaims to the Grantee and all and every successor or successors in trust under a Declaration of Trust, as from time to time amended hereafter, and known as the Michael A. Serritella Trust Dated October 26, 1990 (singly and collectively "Trustee"), one-half of her undivided one-half interest now held in her name individually, in and to the following real estate, situated, lying and being in the County of Cook, State of Illinois, to-wit:

Lot 3 in the Faymonville's Subdivision of the East 144 feet of lot 141 in Bronson's Addition to Chicago, in Section 4, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County Illinois

THIS TRANSACTION IS EXEMPT UNDER THE PROVISIONS OF SECTION 4, PARAGRAPH (e) OF THE ILLINOIS TRANSFER ACT AND COOK COUNTY TRANSFER TAX ORDINANCE AND SECTION 1-2B6, PARAGRAPH e OF THE CHICAGO TRANSACTION TAX ORDINANCE.

Dated: 3-31-98

William M. Lane
Attorney-in-fact

BOX 333-CTI

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TO HAVE AND TO HOLD, the said real estate and its appurtenances upon the trusts and for the uses and purposes herein or in said Declaration of Trust set forth.

Full power and authority is hereby granted to said trustee, and to such trustee's successor or successors in trust, in addition to all other powers and authorities otherwise granted by law and by said Declaration of Trust, to improve, manage, protect and subdivide said real estate or any part thereof; to dedicate parks, streets, highways or alleys; to vacate any subdivision or part thereof, and to resubdivide as often as desired; to contract to sell; to grant options to purchase; to sell the said real estate and any improvements thereon on any terms; to convey either with or without consideration; to convey said real estate or any part thereof or any improvements thereon 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 real estate, or any part thereof or improvements thereon; to lease said real estate, or any part thereof or improvements 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, 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 real estate, or any part thereof or improvements thereon, 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 any easement appurtenant to said real estate or any part thereof or improvements thereon; and to deal with said real estate and every part thereof or any improvements thereon in all other ways and for such other considerations as it would be lawful for any person owning the same in absolute fee simple, 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 real estate, or to whom said real estate or any part thereof or improvements thereon 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 real estate 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 Declaration of Trust; 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 Declaration of Trust 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 Declaration of Trust 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, lease or mortgage is made by 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 one 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 earnings, avails and proceeds thereof as aforesaid.

And the said Grantor hereby expressly waives and releases 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.

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IN WITNESS WHEREOF, the Grantor has set her hand and seal on the day, month and year first above written.

Elizabeth A. Serritella (Seal)
Elizabeth A. Serritella

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Signed, sealed and delivered in our presence:

Shirley D. Armstrong
Witness

James P. Gore
Witness

Grantee's Address and Property P.I.N:

P.I.N. 17-04-201-024-000

1442 N. North Park Avenue
Chicago, Illinois

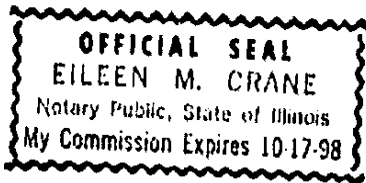
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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned _____, a notary public in and for the county and state aforesaid, do hereby certify that Elizabeth A. Scritella (now known as Elizabeth A. Gregory), 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 she signed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Witness my hand and official seal in the county and state aforesaid this 31st day of March 1998.



Eileen M. Crane
Notary Public

This instrument was prepared by and after recording should be returned to:

Robert K. Brookman
Schenk, Annes, Brookman & Tepper, Ltd.
Suite 5125
311 S. Wacker Drive
Chicago, Illinois 60606-6622

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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 and hold title to real estate under the laws of the State of Illinois.

Dated 5/26, 19 98 Signature: [Signature]
(Grantor or Agent)

Subscribed and sworn to before me by the
said _____
this 26th day of May,
19 98.

[Signature]
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 5/26, 19 98 Signature: [Signature]
(Grantee or Agent)

Subscribed and sworn to before me by the
said _____
this 26th day of May,
19 98.

[Signature]
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 ABI 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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