

# UNOFFICIAL COPY

## THIS INDENTURE WITNESSETH,

That the Grantor DOUGLAS ELLIS, SR.  
AND DOROTHY ELLIS, HIS WIFE  
 of the County of Cook and 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 \_\_\_\_\_  
 unto STANDARD BANK AND TRUST COMPANY,  
 a corporation of Illinois, as Trustee under the provisions  
 of a trust agreement dated the 23rd day of  
February 1998, and known as  
 Trust Number 15373 the following described  
 real estate in the County of Cook and State of Illinois, to wit:

98661729

. DEPT-01 RECORDING \$23.00  
 . T#0009 TRAN 3287 07/29/98 09:04:00  
 . \$8293 ÷ RC \*-98-661729  
 . COOK COUNTY RECORDER

LOT 25 (EXCEPT THE NORTH 10 FEET THEREOF) AND ALL OF LOT 26 IN BLOCK 2 IN  
 BAIRD AND ROWLAND'S SUBDIVISION OF THE WEST ½ OF THE NORTHEAST ¼ OF SECTION  
 31, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN  
 COOK COUNTY, ILLINOIS.

Subject to: (a) general real estate taxes not due and payable at the time of  
 closing; (b) building lines and building laws and ordinances, use or  
 occupancy restrictions, conditions and covenants of record; (c) zoning laws  
 and ordinances which conform to the present usage of the premises; (d) public  
 and utility easements which serve the premises; (e) public roads and  
 highways, if any; (f) party wall rights and agreements, if any; (g) any  
 limitations and conditions imposed by the Illinois Condominium Property Act and  
 condominium declaration, if applicable.  
 Said premises has never been occupied as a homestead by either Grantors  
 or their spouses.

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes  
 herein 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 sell on any terms, to convey either with or without consideration, to  
 donate, to dedicate, to mortgage, pledge or otherwise encumber; to lease said property, or any part thereof, from time to time,  
 by leases to commence in present or in future, and upon any terms and for any period or periods of time not exceeding 198 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 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  
 said premises 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, to whom said premises, or any part thereof, shall be conveyed, contracted to be sold, leased or mortgaged  
 by said trustee, and in no case shall any party dealing with said trustee in relation to said premises, 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 privileged or obliged  
 to inquire into any of the terms of said trust agreement.

This property is commonly known as: 7951-53 S. Wolcott, Chicago, IL 60629  
 PIN: 20-31-202-019-0000

PREPARED BY:  
 Andrew D. Ross  
 Attorney at Law  
 165 W. Tenth Street  
 Chicago Heights, IL 60411

DOX 108-01

MAIL TO: Lisa R. Caridine  
 Attorney At Law  
 10007 S. Emerald  
 Chicago, IL 60628

98661729

Power of Attorney  
 6980710386  
 739894 f  
 1739894 f

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The interest of each and every beneficiary hereunder and of all persons claiming under them, is hereby declared to be personal property and to be in the earnings, avails and proceeds arising from the disposition of the premises; the intention hereof being to vest in the said STANDARD BANK AND TRUST COMPANY the entire legal and equitable title in fee, in and to all the premises above described.

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.

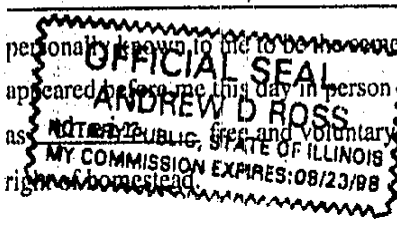
In witness Whereof, the grantor S aforesaid ha ve hereinto set \_\_\_\_\_ hand S and seal S this 22 day of July, 19 98

Douglas Ellis (SEAL) Dorothy R. Ellis (SEAL)  
DOUGLAS ELLIS, SR. (SEAL) DOROTHY ELLIS (SEAL)

I, the undersigned a notary public in and for said County in the State aforesaid. Do Hereby Certify, That DOUGLAS ELLIS, SR. AND DOROTHY ELLIS, HIS WIFE

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 acknowledge that they signed, sealed and delivered the said instrument as NOTARY PUBLIC, 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 22nd day of July A.D. 19 98



CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
DEPT. OF REVENUE JUL 28 '98  
PB 11193  
128.00

CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
DEPT. OF REVENUE JUL 28 '98  
PB 11193  
999.00

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
DEPT. OF REVENUE  
JUL 28 '98  
150.00

Cook County  
REAL ESTATE TRANSACTION TAX  
DEPT. OF REVENUE  
JUL 28 '98  
PB 11193  
75.00

DEED IN TRUST  
(WARRANTY DEED)  
STANDARD BANK AND TRUST CO.



STANDARD BANK AND TRUST CO.  
7500 West 95th Street, Hickory Hills, IL 60457

98661729