

UNOFFICIAL COPY 72835491

DEED IN TRUST

1998-09-18 09:20:18
\$1.50

Deed and indenture, made on April 6th 1998, between **MONICA G. BLAKE**, divorced and not since remarried, hereinafter referred to as "Grantor" and **MONICA G. BLAKE** as Trustee of the **Monica G. Blake Trust** dated **March 12, 1998**, hereinafter referred to as "Grantee" or "Trustee".

Grantors, in consideration of the sum of Ten Dollars and other good and valuable consideration Conveys and Quit Claims to Trustee the following described real property located in the County of Cook, State of Illinois, and more particularly described as follows:

FOR RECORDER'S ONLY

THE NORTH 27 FEET OF LOT 10 IN BLOCK 5 IN SCOVILLE AND NILES ADDITION TO OAK PARK, BEING A SUBDIVISION OF THE WEST 40 ACRES OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N. 16-07-314-013-0000

Address of real estate: 313 S. Maple, Oak Park, Illinois, 60302

EXEMPTION APPROVED

Sandra Sokol
VILLAGE CLERK
VILLAGE OF OAK PARK

TO HAVE AND TO HOLD the above-described real property and its appurtenances upon the trusts and for the purposes and uses set forth in this deed and in the above-described trust agreement.

Full power and authority is hereby granted to Trustee to improve, manage, protect convey, mortgage, subdivide, manage, or lease the property or any part of it including, without limitation, the power and authority: to grant options to purchase; to sell on any terms; to convey for any consideration or for no consideration; to donate the property; to convey to a successor or successors in trust all or any part of the property and to grant to such successor or successors all the estate, interest, power, title and authority vested in the trustee; to partition the property; to exchange all or part of the property for other real or personal property; to dedicate streets, highways, roads, alleys, or parks; to resubdivide as often as desired; to vacate any subdivision or any part; to mortgage, pledge, or otherwise encumber the property in whole or in part; to grant options to lease and options to renew leases; to modify any lease term or to renew an existing lease term; to grant options to purchase the reversion of such leasehold; to contract as to the amount of rent, present or future; to grant easements or charges; and to deal with the premises as would be lawful for any person owning the same.

In no case shall any party dealing with the trustee in relation to the above-described property, or to whom the property in whole or in part is contracted to be sold, conveyed, mortgaged, or leased by the trustee, be required to see the application of any purchase money, rent, or funds borrowed or advanced; or be required to see that the trustee has acted in compliance with the terms of the trust agreement; or be required or privileged to inquire into any of the terms of the trust agreement. Every deed, lease, mortgage, trust deed, or other instrument executed by the trustee in relation to the above-described property is conclusive evidence in favor of every person relying on or claiming under such deed, lease, mortgage, trust deed, or other instrument that: (1) at the time of delivery the trust created by the trust agreement was in full force and effect; (2) the instrument was executed in accordance with the trusts, conditions, and limitations contained in the trust agreement or any amendment and binding on the beneficiaries of the trust, and in accordance with this deed; (3) the trustee was duly authorized and empowered to execute and deliver such instrument; and (4) if the conveyance is made to or by a successor or successors in trust, that each such successor has been properly appointed and is fully vested with all estate, title, power, authority and duty, and obligation of the predecessor in trust.

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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 August 17, 1998

Signature: _____

[Signature]
Grantor or Agent

Subscribed and sworn to before me by the said _____ this 17th day of August, 1998.

Notary Public _____

[Signature]
Lynne M. Cain



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 August 17, 1998

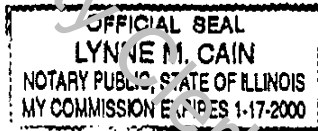
Signature: _____

[Signature]
Grantee or Agent

Subscribed and sworn to before me by the said _____ this 17th day of August, 1998.

Notary Public _____

[Signature]
Lynne M. Cain



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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