

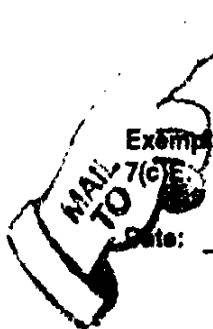
PREPARED BY:

JAMES B. CARROLL, ESQ.
2400 West 95th Street, Suite 501
Evergreen Park, Illinois 60805
(708) 422-3766

COOK COUNTY
RECORDERS
JESSE WHITE
BRIDGEVIEW, ILL.

MAIL TO:

Standard Bank and Trust Company
Trust 15510
7800 W. 95th St.
Hickory Hills, IL 60457



Exempt under the Real Estate Transfer Tax Law § 31-45(E) and Cook County Transfer Ordinance

Date: 2-11-98

By: James B. Carroll, Esq.

DEED IN TRUST

THIS INDENTURE WITNESSETH, that the Grantors, Joseph Duffy and Maureen G. Duffy, his wife of 4929 W. 105th Pl., Oak Lawn, Il. 60453, for and in consideration of Ten Dollars, and other good and valuable consideration 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 5th day of February, 1997, and known as Trust Number 15510 the following described real estate in the County of Cook and State of Illinois, (hereinafter "Premises") to-wit:

AS SET FORTH ON EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE

Subject to: General Real Estate Taxes for 1997 and subsequent years, building lines, easements, covenants, conditions and restrictions of record, **leases and tenancies.**

THE PREMISES ARE NOT HOMESTEAD PROPERTY TO THE GRANTORS.

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 of part thereof and to resubdivide said Premises 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 Premises, or any part thereof, from time to time, by leases to commence in present or in futuro, and upon any terms and for any period or periods of time not exceeding 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 partition or to exchange said Premises, 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

3P
GWH

about said Premises and to deal with said Premises 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.

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 Grantors 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 Grantors aforesaid have hereunto set their hands and seals this 10th day of February, 1998

Joseph Duffy
Joseph Duffy

Maureen G. Duffy
Maureen G. Duffy

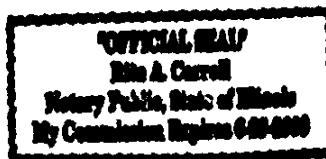
STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

The undersigned, a notary public in and for said County and State, DO HEREBY CERTIFY that Joseph Duffy and Maureen G. Duffy, are personally known to me to be the same persons whose names 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 their free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 10th day of February, 1998.

Rita Alarice
NOTARY PUBLIC

My Commission Expires: _____



LEGAL DESCRIPTION OF UNITS

UNITS 1431-4 AND 1431-6 IN 1427-1431 NORTH BOSWORTH CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 37 AND 38 IN BLOCK 6 IN CANAL TRUSTEE'S SUBDIVISION OF THE WEST 1/2 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION), IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT D TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 97935882 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS. ALSO, THE EXCLUSIVE RIGHT TO THE USE OF GARAGE SPACES P4 AND P6 AND STORAGE SPACES S1 AND S6, A LIMITED COMMON ELEMENT AS DELINEATED IN THE DECLARATION OF CONDOMINIUM AFORESAID.

ADDRESS OF PROPERTY: 1431 NORTH BOSWORTH, CHICAGO, ILLINOIS

PERMANENT INDEX NUMBER: 17-05-108-012 (UNDERLYING LOT 38)
[1431 N. BOSWORTH]

STATEMENT BY GRANTOR AND GRANTEE

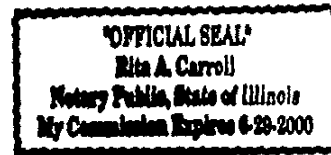
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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.

February 11, 1998

Signature: *Maureen Duffey*
Grantor or Agent

Subscribed and Sworn to before me this 11th day of February, 1998

Rita A Carroll
NOTARY PUBLIC



My commission expires: _____

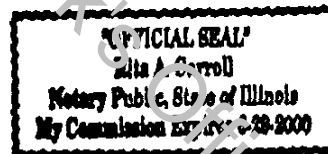
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

February 11, 1998

Signature: *Joe Howell*
Grantee or Agent

Subscribed and Sworn to before me this 11th day of February, 1998

Rita A Carroll
NOTARY PUBLIC



My commission expires: _____

NOTE: Any person who knowingly submits as 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.

(Attached 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.)

UNOFFICIAL COPY



Property of Cook County Clerk's Office