

WARRANTY DEED IN TRUST



THE GRANTORS, JEAN DORVAL and LISE DORVAL, husband and wife, of the Village of Glenview, County of Cook, State of Illinois, for and in consideration of Ten (\$10.00) Dollars, and other good and valuable considerations in hand paid, CONVEY and WARRANT unto COLE TAYLOR BANK, as Trustee under Trust Agreement dated November 1, 1980 and known as Trust Number 40770, the following described Real Estate in the County of Cook and State of Illinois, to wit:

See attached "Exhibit A"

SUBJECT TO: GENERAL REAL ESTATE TAXES NOT DUE AND PAYABLE AT THE TIME OF CLOSING, COVENANTS, CONDITIONS, RESTRICTIONS OF RECORD, BUILDING LINES AND EASEMENTS, IF ANY, SO LONG AS THEY DO NOT INTERFERE WITH PURCHASER'S USE AND ENJOYMENT OF THE PROPERTY.

Street Address: 1471 Ammer Court, Glenview, IL 60015
Real Estate Index Number: 04-26-203-093

TO HAVE AND TO HOLD the premises with the appurtenances on the trust and for the uses and purposes set forth in this deed and in the trust agreement.

Full power and authority are granted to the trustee to improve, manage, protect, and subdivide the premises or any part thereof; to dedicate parks, streets, highways, or alleys; 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 the premises or any part thereof to a successor or successors in trust and to grant such successor or successors in trust all of the title, estate, powers, and authorities vested in the trustee; to donate, to dedicate, to mortgage, pledge, or otherwise encumber the property or any part thereof, to lease said property or any part thereof, from time to time, in possession or reversion, by leases to commence in present or in future, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the terms of 198 years, and to renew or extend leases upon any terms and for any period or periods of time to amend, change, or modify leases and the terms and provisions thereof at any time or times hereafter; to contract to make 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

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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 the premises or any part thereof; and to deal with the 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 it, whether similar to or different from the ways above specified, at any time or times after the date of this deed.

In no case shall any party dealing with the trustee in relation to said premises or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by the trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on the premises, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the trustee, or be obliged or privileged to inquire into any of the terms of the trust agreement; and every deed, trust deed, mortgage, lease, or other instrument executed by the trustee in relation to the real estate shall be conclusive evidence in favor of every person relying upon or claiming under such conveyance, lease, or other instrument, (a) that at the time of the delivery thereof the trust created by this deed and by the 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 deed and in the trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder; (c) that the 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 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, right, powers, authorities, duties, and obligations of its, his, her, 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 the real estate, and such interest is declared to be personal property, and no beneficiary shall have any title or interest, legal or equitable, in or to the real estate as such, but only an interest in the earnings, avails, and proceeds thereof.

The 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.

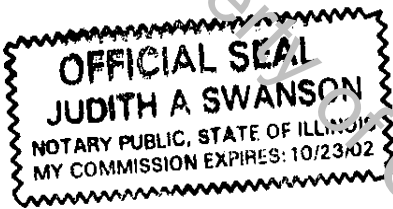
The grantors have signed this deed on 4-22, 1999.

Jean Dorval
JEAN DORVAL
Lise Dorval
LISE DORVAL

State of Illinois, County of Cook

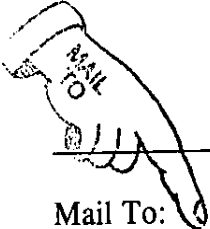
I, The Undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that **JEAN DORVAL** and **LISE DORVAL**, husband and wife, are personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged 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 notarial seal, this 22nd day of April, 19 99.



Judith A Swanson (Notary Public)


Prepared By: Law Office of Judy L. DeAngelis
767 Walton Lane
Grayslake, IL 60030-3425




Mail To:
Kent Donewald
Attorney at Law
707 Skokie Blvd., Suite 420
Northbrook, IL 60062

File # 9900661

**COOK COUNTY
RECORDER
EUGENE "GENE" MOORE
SKOKIE OFFICE**

STATE OF ILLINOIS
MAY-4.99  375.00
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE 963193

Cook County
REAL ESTATE TRANSACTION TAX
MAY-4.99  287.50
REVENUE STAMP 963226

UNOFFICIAL COPY

EXHIBIT "A"

LEGAL DESCRIPTION

PARCEL 1: LOT 4 IN AMMER ROAD TOWNHOMES SUBDIVISION, BEING A SUBDIVISION IN THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 42 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 1: EASEMENT FOR INGRESS AND EGRESS OVER OUTLOT A AS SET FORTH IN THE DECLARATION RECORDED FEBRUARY 3, 1992 AS DOCUMENT 92069192.

PARCEL 3: EASEMENT FOR DECK AND SIDEWALK PURPOSES OVER OUTLOT A AS SET FORTH IN THE DECLARATION RECORDED FEBRUARY 3, 1991 AS DOCUMENT 92069192.

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Property of Cook County Clerk's Office