### <del>JNÖÖ</del>FFICIAL CO**P%**88376

#### **DEED IN TRUST**

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THE GRANTOR (NAME AND ADDRESS) AURELIO Y. VALDEZ and SUSAN J. VALDEZ, his wife, 4109 North Hermitage, Chicago, IL 60613, 5778/0085 02 001 Page 1 of 3
1999-06-18 15:55:50
Cook County Recorder 25,50



(The Above Space For Recorder's Use Only)

| of the City of Chicago County of Cook of the sum of TEN AND NO/100 (\$10.00)——Dollars, and other good and which is hereby acknowledged, hereby conveys and quit claims to SIISAN J. as/Trustees—, under the terms and provisions of a certain Trust Agreement day of, under the terms and provisions of a certain Trust Agreement and and all successors as Trustee appointed under said Trust Agreement, or who is | valuable consideration, the receipt of VALDEZ & AURELIO VALDEZ, JR. dated the 17/11/1-2 TRUSTand to |
|---|---|
| described real estate: (See reverse side for legal description.)  Permanent Index Number (PIN): 14-18-40/-032-0000  | EXEMPT UNDER PROVISIONS OF PARAGRAPH E, SECTION 4, REAL ESTATE TRANSPER ACT. AGENT                  |
| Address(es) of Real Estate: 4214 NORTH WOLCOT?, CHICAGO, IL 606   | 13 DATE 2-17-99   |

TO HAVE AND TO HOLD said real estate and appurtenance: thereto upon the trusts set forth in said Trust Agreement and for the following uses:

- 1. The Trustee (or Trustees, as the case may be), is invested with the following powers: (a) to manage, improve, divide or subdivide the trust property, or any part thereof, (b) To sell on any terms, grant options to purchase, contract to sell, to convey with or without consideration, to convey to a successor or successors in trust, any or all of the title and estate of the trust, and to grant to such successor or successors in trust all the powers vested in the Trustee. (c) To mortgage, encumber or otherwise transfer the trust property, or any interest therein, as security for advances or loans. (d) To dedicate parks, street, highways or alleys, and to vacate any portion of the premises (e) To lease and enter into leases for the whole or part of the premises, from time to time, but any such leasehold or renewal shall not exceed a single term of 199 years, and to renew, extend or modify any existing lease.
- 2. Any party dealing with the Trustee with regard to the trust property, whether by contract, sale, mortgage, lease or otherwise, shall not be required to see to the application of the purchase money, loan proceeds, rental or characteristic consideration given, nor shall be required to see that the terms of the trust have been complied with, or to enquire into the powers and authority of the Trustee, and the execution of every contract, option, deal, mortgage or other instrument dealing with the trust property, shall be conclusive evidence in favor of every person relying upon or claiming under such conveyance or other instrument; that at the time of the execution and delivery of any of the aforesaid instruments, the Trust Agreement above described was in full force and effect: that said instrument so executed was pursuant to and in accordance with the authority granted the Trustee, and is binding upon the beneficiary or beneficiaries under said Trust Agreement; and if said instrument is executed by a successor or successors in trust, that he or they were duly appointed and are fully invested with the title, estate, rights, powers and duties of the preceding Trustee.
- 3. The interest of each and every beneficiary under said Trust Agreement and hereunder, and of all persons claiming under any of the beneficiaries, shall be only in the earnings, avails and proceeds arising from the sale or other disposition of the trust property, and such interest is hereby declared to be personal property only, and the beneficiary or beneficiaries of the trust shall not have any title or interest therein, legal or equitable, except as stated.

## UNOFFICIAL COPY

| 4. In the event of the inability, refusal of the Trustee herein named, to act, or upon his removal from the County the duly authorized Successor Trustees  |  |  |
|--|--|--|
| is then appointed as Successor Trustee herein with like powers and authority as is vested in the Trustee named herein.   |  |  |
| All of the covenants, conditions, powers, rights and duties vested hereby, in the respective parties, shall inure to and be binding upon their heirs, legal representatives and assigns.   |  |  |
| If the title to any of the above real estate now is or hereafter shall be registered, the Registrar of Titles is directed not to register or note in the Certificate of Title, duplicate thereof, or memorial, the words "in trust" or "upon condition", or "with limitation", or words of similar import, in compliance with the statute of the State of Illinois in such case made and provided. |  |  |
| The Grantor s hereby waive and release any and all right and benefit under and by virtue of the Statutes  Statutes of the State of Illinois providing for the exemption of homestead from sale or execution or otherwise.  |  |  |
| DATED this   |  |  |
| PLEASE AURELIO Y. VAIDED SUSAN J. VALDEZ   |  |  |
| TYPE NAME(S) BELOW SIGNATURE(S)  (SEAL)  (SEAL)  |  |  |
| State of Illinois, County of Cook said County, in the State aforesaid, DO HEREBY CERTIFY that  |  |  |
| AURELIO Y. VALDEZ and SUSAN J. VALDEZ, his wife,   |  |  |
| Subscribed to the foregoing instrument, appeared before me this day  |  |  |
| GERARD D HADERLEIN  in person, and acknowledged that <u>t h ey</u> signed, sealed and delivered  the said instrument as <u>their</u> free and voluntary act, for the uses  |  |  |
| and purposes therein set forth, including the release and waiver of the  |  |  |
| IMPRESS SEAL HERE right of homestead.  |  |  |
| Given under my hand and official seal, this  |  |  |
| Commission expires   |  |  |
| This instrument was prepared by GERARD D. HADERLEIN 3413 NORTH LINCOLN, CHICAGO, IL 60657 (NAME AND AUX) ESS)  |  |  |
| Legal Description  |  |  |
| ONE-HALF INTEREST IN:  |  |  |
| LOT 15 IN BLOCK 5 IN FOSTER MONTROSE BOULEVARD SUBDIVISION, A RESUBDIVISION OF PART OF THE NORTH WEST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 14. EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF THE CHICAGO AND NORTH WESTERN RALL VAY RIGHT OF WAY, AND EXCEPTING STREETS HERETOFORE DEDICATED, IN COOK COUNTY, ILLINOIS.   |  |  |
|  |  |  |
|  |  |  |
| SEND SUBSEQUENT TAX BILLS TO:  |  |  |
| GERARD D. HADERLEIN  (Name)  SUSAN J. & AURELIO VALDEZ, JR.  (Name)  |  |  |
| MAU TO: 3413 NORTH LINCOLN AVENUE 4109 NORTH HERMITAGE   |  |  |
| (Address) CHICAGO, IL 60657 CHICAGO, IL 60613  |  |  |
| (City, State and Zip) (City, State and Zip)  |  |  |
| OR RECORDER'S OFFICE BOX NO  |  |  |

# EXEMPT AND ABI TRANSFER DECLARATION STATEMENT REQUIRED UNDER PUBLIC ACT 87-543 COOK COUNTY ONLY

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 rel 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.

| authorized to do business or acquire laws of the State of Illinois. | title to real estate under the  |
|---|---|
| Dated June 17, 19 99 Signatu  | ure: X finh Vagn.   |
| Ox  | Grantor or Agent  |
| subscribed and sworn to before me by the said Hovelw Vallez         | OFFICIAL SEAL   |
| this day of Jone  | GERARD D HADERLEIN  NOTARY PUBLIC, STATE OF ILLINOIS  MY COMMISSION EXPIRES: 11/27/02 |
| Notary Public Day & Fader   | · Commission  |

The grantee of 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 of 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 Ju /7 19 99 Signature: X Grantee or Ment

Subscribed and sworn to before me by the said <u>Aurelio Valdez</u>:
this <u>1999</u>.
Notary Public <u>Benta</u> XIII.

OFFICIAL SEAL
GERARD D HADERLEIN
NOTARY PUBLIC, STATE OF ILLINDIB
MY COMMISSION EXPIRES: 11/27/02-

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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