



St Paul Trust Company



99942531

WARRANTY DEED IN TRUST

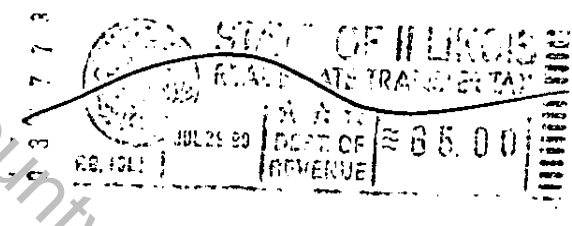
P.N.T.N.

THIS INDENTURE WITNESSETH, That the Grantor(s), EVELYN W. FLANAGAN, a widow

of the County of Cook and State of Illinois for and in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable considerations in hand paid, Convey(s) and Warrant(s) unto the St. Paul Trust Company, an Illinois corporation, as Trustee under the provisions of a Trust Agreement dated the 29th day of July, 1999, known as Trust Number 09-0012 the following described real estate in the County of Cook and State of Illinois, to-wit:

see attached legal description

VILLAGE OF DOLTON  
WATER / REAL PROPERTY TRANSFER TAX. 5124  
ADDRESS 14635 GREENWOOD UNIT 201  
ISSUE 7-22-99 EXPIRED 8-22-99  
AMT. 10.00  
TYPE RPT  
VILLAGE CLERK



Street Address of Property: 14635 Greenwood, Unit 201, Dolton, IL 60419

Permanent Tax Number: 29-10-209-022-1013

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement 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 grant options to purchase, to sell on any terms, to convey either with or without consideration, to convey said premises or any part thereof to a successor or successors in trust and to grant to such successor or successors in trust all of the title, estate, powers and authorities vested in said trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said 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 praesenti or in futuro, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 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 contract to make leases and to grant options to lease and options to renew leases and options to purchase the whole and 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 other real or personal property, to grant easements or changes of any kind, to release, convey or assign any right, title or interest in or about or easement appurtenant to said premises or any part thereof, 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 dealing with said 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 said trustee, 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 obliged or privileged to inquire into any of the terms

of said trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof the trust created by this indenture and by said 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 indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder, (c) that said 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 a 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, rights, powers, authorities, duties and obligations of its, his 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 dispositions of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

And the said grantor(s) hereby expressly waive(s) and release(s) 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 has hereunto set her hand and seal this 2<sup>nd</sup> day of August, 1999.

*Evelyn W. Flanagan* (SEAL) \_\_\_\_\_ (SEAL)  
EVELYN W. FLANAGAN

\_\_\_\_\_  
(SEAL) \_\_\_\_\_ (SEAL)

STATE OF ILLINOIS }  
                                  }SS.  
COUNTY OF COOK }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that EVELYN W. FLANAGAN, a widow is



personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered the said instrument as her 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 2<sup>nd</sup> day of August, 1999

*Michael T. Conroy*  
\_\_\_\_\_  
Notary Public



Mail this recorded instrument to:

St. Paul Trust Company  
10312 S. Cicero Avenue  
Box 90  
Oak Lawn, IL 60453

Mail future tax bills to:

This instrument prepared by: Edward V. Sharkey, Atty. at Law, 14105 Lincoln Ave.,  
P. O. Box 27, Dolton, IL 60419

PARCEL 1: UNIT NUMBER A-201 AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

THAT PART OF LOTS 25, 26 AND 28 IN FIRST ADDITION TO DOLTON INDUSTRIAL PARK BEING A SUBDIVISION OF PART OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 11 AND PART OF THE EAST 1/2 OF THE NORTH EAST 1/4 OF SECTION 10, ALL IN TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: COMMENCING ON THE SOUTHWESTERLY LINE OF SAID SUBDIVISION 199.85 FEET SOUTH EAST OF THE NORTH WEST CORNER OF SAID LOT 26, AS MEASURED ALONG SAID SOUTHWESTERLY LINE, THENCE NORTH 52 DEGREES 11 MINUTES 05 SECONDS EAST 149.34 FEET ON A LINE NORMAL TO LAST SAID SOUTHWESTERLY LINE FOR A PLACE OF BEGINNING, THENCE NORTH 37 DEGREES 48 MINUTES 55 SECONDS WEST 73.50 FEET; THENCE NORTH 52 DEGREES 11 MINUTES 05 SECONDS WEST 110.80 FEET; THENCE NORTH 37 DEGREES 48 MINUTES 55 SECONDS WEST 13.62 FEET; THENCE NORTH 52 DEGREES 11 MINUTES 05 SECONDS EAST, 36.75 FEET; THENCE SOUTH 37 DEGREES 48 MINUTES 55 SECONDS EAST, 3.62 FEET; THENCE NORTH 52 DEGREES, 11 MINUTES, 05 SECONDS EAST, 110.50 FEET; THENCE SOUTH 37 DEGREES 48 MINUTES 55 SECONDS EAST 73.50 FEET; THENCE SOUTH 52 DEGREES 11 MINUTES 05 SECONDS WEST 108.85 FEET; THENCE SOUTH 37 DEGREES 48 MINUTES 55 SECONDS EAST, 10.00 FEET; THENCE SOUTH 52 DEGREES 11 MINUTES 05 SECONDS WEST, 149.50 FEET TO THE PLACE OF BEGINNING; WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM MADE BY LASALLE NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED MAY 5, 1972 AND KNOWN AS TRUST NUMBER 44066 RECORDED AS DOCUMENT NUMBER 22544878 TOGETHER WITH ITS UNDIVIDED 2.05 PERCENTAGE INTEREST, IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS

APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN THE DECLARATION OF EASEMENTS MADE BY LASALLE NATIONAL BANK, AS TRUSTEE UNDER TRUST NO. 44066, AND AS CREATED BY DEED FROM LASALLE NATIONAL BANK, AS TRUSTEE UNDER TRUST NUMBER 44066 TO JON C. RANTA AND JAN M. RANTA, HIS WIFE, DATED APRIL 29, 1974 AND RECORDED MAY 13, 1974 AS DOCUMENT NUMBER 22715259 FOR THE PURPOSES OF INGRESS AND EGRESS OVER THE AREAS DESCRIBED IN SAID DECLARATION AS "COMMUNITY AREAS" AND LEGAL DESCRIBED AS APPEARS IN EXHIBIT "C" IN SAID DECLARATION. ALL IN COOK COUNTY, ILLINOIS.

031056

Cook County

REAL ESTATE TRANSACTION TAX

REVENUE

STAMP JUL 28 '99

32.50

ps.10848

