

UNOFFICIAL COPY 93634307

This Indenture Witnesseth that the Grantor WENDY WADDINGTON, an unmarried woman and ROBIN MEYER, divorced and not remarried

of the County of Cook and the State of Illinois for and in consideration of TEN (\$10.00) Dollars,

and other good and valuable consideration in hand paid, Convey and Warrant unto LaSalle National Trust, N.A., a national banking association, of 135 South LaSalle Street, Chicago, Illinois, its successor or successors as Trustee under the provisions of a trust agreement dated the 30th day of July 19 93 known as Trust Number 118123, the following described real estate in the County of Cook and State of Illinois, to-wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF



99294791

3991/0103 48 001 Page 1 of 6
1999-03-26 10:20:38
Cook County Recorder 31.50
DEPT-01 RECORDINGS \$27.50
T#7777 TRAN 4747 08/11/93 15:04:00
#7408 # *-93-634307
COOK COUNTY RECORDER

This instrument is being re recorded to correct the legal description

Property of Cook County

93634307

This transaction exempt under Section 4E of the Illinois Real Estate Transfer Act. Richard S. Rosen

RICHARD S. ROSEN, VEVERKA ROSEN AND HAUGH
Prepared By: 180 North Michigan Avenue, Chicago, Illinois 60601
Property Address: 1407 Dixie Highway, Flossmoor, Illinois 60422
Permanent Real Estate Index No. 32-07-203-061

To have and to hold the said premises with the appurtenances upon the trusts and for 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 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 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 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 of 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 disposition 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.

If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of title or duplicate thereof, or memorial, the words "in trust" or "upon condition," or "with limitations," or words of similar import, in accordance with the statute in such cases made and provided.

And the said grantor S 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 grantor S aforesaid ha ve hereunto set their hand S and seal S this 5th day of August, 19 93

(SEAL) Robin Meyer ROBIN MEYER

(SEAL) Wendy Waddington WENDY WADDINGTON

2750

SAS A DIV OF INTERCOUNTY S 1560808C Unit A

State of ILLINOIS

County of COOK

UNOFFICIAL COPY

99294791

Notary Public in and for said County, in the State aforesaid, do hereby certify that _____

WENDY WADDINGTON and ROBIN MEYER

personally known to me to be the same person S whose name S

REVOKED

Property of Cook County Clerk's Office

File S1560808C - Legal Addendum

LEGAL: A TRACT OF LAND IN THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 7, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 1285.36 FEET WEST OF THE EAST LINE OF SECTION 7 AND 340 FEET SOUTH OF THE SOUTH LINE OF SYLVAN COURT SUBDIVISION AS RECORDED; THENCE NORTH ON A LINE 1285.36 FEET WEST OF AND PARALLEL TO THE EAST LINE OF SECTION 7, A DISTANCE OF 127.50 FEET TO A POINT; THENCE WEST ON A LINE 212.50 FEET SOUTH OF AND PARALLEL TO THE SOUTH LINE OF SYLVAN COURT SUBDIVISION TO THE POINT OF INTERSECTION WITH THE CENTERLINE OF DIXIE HIGHWAY; THENCE NORTHWESTERLY ALONG THE CENTERLINE OF DIXIE HIGHWAY TO THE POINT OF INTERSECTION WITH A LINE 85 FEET SOUTH OF AND PARALLEL TO THE SOUTH LINE OF SYLVAN COURT SUBDIVISION; THENCE EAST ALONG THE LAST DESCRIBED LINE TO THE POINT OF INTERSECTION WITH A LINE 946.44 FEET WEST OF AND PARALLEL TO THE EAST LINE OF SECTION 7; THENCE SOUTH ALONG THE LAST DESCRIBED LINE TO THE POINT OF INTERSECTION WITH A LINE 340 FEET SOUTH OF AND PARALLEL TO THE SOUTH LINE OF SYLVAN COURT SUBDIVISION; THENCE WEST ALONG THE LAST DESCRIBED LINE TO THE POINT OF BEGINNING (EXCEPTING THEREFROM THAT PART LYING EASTERLY OF A LINE 1318.94 FEET WEST OF AND PARALLEL TO THE EAST LINE OF SAID SECTION 7 AND ALSO EXCEPTING THE FOLLOWING DESCRIBED TRACT: COMMENCING AT THE POINT OF INTERSECTION OF THE CENTERLINE OF DIXIE HIGHWAY WITH A LINE 212.50 FEET SOUTH OF AND PARALLEL TO THE SOUTH LINE OF SYLVAN COURT SUBDIVISION; THENCE EAST ON SAID PARALLEL LINE 98.82 FEET TO THE POINT OF BEGINNING; THENCE NORTHEASTERLY ALONG A LINE MAKING AN ANGLE OF 135 DEGREES 00 MINUTES 00 SECONDS WITH THE LAST NAMED LINE WHEN TURNED FROM WEST THROUGH NORTH TO THE POINT OF INTERSECTION WITH A LINE OF 184.80 FEET SOUTH OF AND PARALLEL TO SAID SOUTH LINE OF SYLVAN COURT SUBDIVISION; THENCE EAST ALONG THE LAST NAMED PARALLEL LINE A DISTANCE OF 115.25 FEET; THENCE SOUTHEASTERLY ALONG A LINE MAKING AN ANGLE OF 135 DEGREES 00 MINUTES 00 SECONDS WITH THE LAST NAMED LINE WHEN TURNED FROM WEST THROUGH SOUTH TO A POINT OF INTERSECTION WITH A LINE 212.50 FEET SOUTH OF AND PARALLEL TO SAID SOUTH LINE OF SYLVAN COURT SUBDIVISION; THENCE WEST ALONG THE LAST NAMED PARALLEL LINE TO THE POINT OF BEGINNING), ALL IN COOK COUNTY, ILLINOIS.

ADDRESS: 1407 DIXIE HIGHWAY
FLOSSMOOR, IL

PIN: 32-07-203-061-0000

PLAT ACT AFFIDAVIT

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK

Wendy Waddeman, being duly sworn on oath,
states that ~~she~~ he resides at 18528 Duval Home Wood
and that the attached deed is not in violation of
Section 1 of Chapter 109 of the Illinois Revised Statutes for one of the following
reasons:

1. Said Act is not applicable as the grantors own no property adjoining the premises described in said deed. (Existing Parcel)
the conveyance falls in one of the following exemptions permitted by the Amended Act which became effective July 17, 1959.
2. The division or subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
3. The division of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance of land owned by railroad or other public utility which does not involve any new streets or easements of access.

- 7. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
- 8. Conveyances made to correct descriptions in prior conveyances.
- 9. The sale or exchange of parcels or tracts of land existing on the date of the Amendatory Act into no more than 2 parts and not involving any new streets or easements of access.
- 10. The sale of a single lot of less than 5 acres from a larger tract when a survey is made by a registered surveyor; provided, however, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

AFFIANT further states that 2 he makes this affidavit for the purposes of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

Cindy Waddeman
J. Waddeman

SUBSCRIBED and SWORN to before me

This 16 day of March, 19 99.

[Signature]
Notary Public



Property of Cook County Clerk's Office

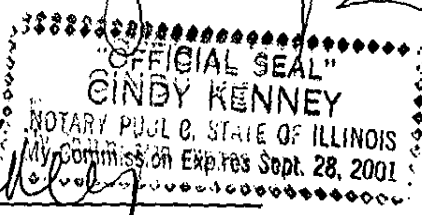
STATEMENT BY GRANTOR AND GRANTEE 99294791
UNOFFICIAL COPY

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 3/16/, 1999

Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me by the said [Handwritten Name] this 16th day of March 1999
Notary Public [Handwritten Signature]

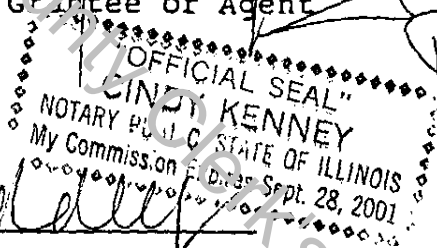


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 3/16, 1999

Signature: [Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me by the said [Handwritten Name] this 16th day of March 1999
Notary Public [Handwritten Signature]



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.)