

# UNOFFICIAL COPY

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Item 1.

UNIT 306 as described in survey delineated on and attached to and a part of a Declaration of Condominium Ownership registered on the 29th day of July, 1968 as Document Number 2401249.

Item 2.

An Undivided 2.5895% interest (except the Units delineated and described in said survey) in and to the following described Premises:

LOTS 24, 25 and 26 in Block 67 in Wilson's resubdivision of Blocks 60 and 67 as platted and subdivided by the Norwood Land and Building Association and being a Subdivision of part of Section 6, Town 40 North, Range 13, East of the Third Principal Meridian, and of the South Half (1/2) of Section 31, Town 41 North, Range 13, East of the Third Principal Meridian.

3E91698

P.I.N. 13-06-103-048-1030

DEED IN TRUST

UNOFFICIAL COPY

(WARRANTY)

Cook County

STATE TRANSACTION TAX

28-188

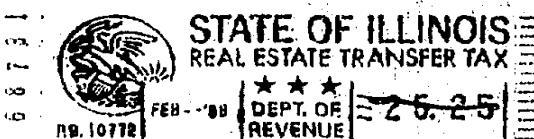
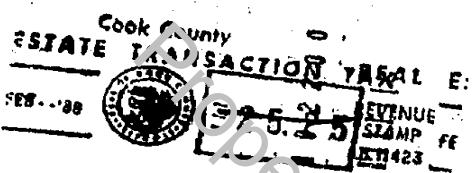
REV.

87-045

SF.

P.R.T.

only)

THIS INDENTURE WITNESSETH, that the Grantor ANNA PANZICA, a spinsterof the County of Cook and State of Illinois, for and in consideration of the sum  
of Ten & 00/100 Dollars,(3 10.00 ), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey S and Warrant S unto Gladstone-Norwood Trust & Savings Bank, an Illinois banking corporation of Chicago, Illinois, and duly authorized to accept and execute trusts within the State of Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 22nd day of December, 1987, and known as Trust Number 1216, the following described real estate in the County of Cook and State of Illinois, to-wit:

TO HAVE AND TO HOLD the said real estate 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 with respect to the real estate or any part or parts of it, and at any time or times to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to redivide said real estate as often as desired, to contract to sell, to grant options to purchase, to sell on any term, to contract with any person or persons to have in trust all of the title, estates, powers and authorities vested in said successor or successors, in trust, in proportion to their interest in such real estate, to lease said real estate, or any part thereof, to lease said real estate, or any part thereof, to dedicate, to mortgage, pledge or otherwise encumber said real estate, or any part thereof, to lease said real estate, or any part thereof, from time to time, in possession or reversion, by leases to commence in the present or in the future 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 grant options to lease and options to renew leases and to renew or extend leases, to cancel the whole or any part of the reversion and to contract to make leases and grant options to lease and options to renew leases and to renew or extend leases, to exchange said real estate, or any part thereof, for other real or personal property, to grant easements or charges of any kind upon said real estate, or any part thereof, for the benefit of said real estate or any part thereof, to partition or exchange said real estate, or any part thereof, for other real or personal property, to grant easements or charges of any kind upon said real estate, or any part thereof, in all other ways and for such other considerations as 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, or any successor in trust, in relation to said real estate, or to whom said real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said Trustee, or any successor in trust, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on the trust property, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into any of the terms of said Trust Agreement; and the Trustee, or any successor in trust, shall not be liable to any person dealing with said real estate, or any part thereof, for any act or omission of any kind committed by any person dealing with said real estate, or any part thereof, in relation thereto, and no action or suit shall be brought against the Trustee or any successor in trust, or any instrument executed by said Trustee, or any successor in trust, or any instrument executed by any person dealing with said real estate, or any part thereof, in relation thereto, in favor of any person dealing with said real estate, or any part thereof, claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery of the title, the trust created by this Deed and by said Trust Agreement was in full force and effect, (b) that such conveyance or other instrument was executed in accordance with the terms, conditions and limitations contained therein and in said Trust Agreement or in all amendments thereto, if any, and is binding upon all beneficiaries thereunder, (c) that said Trustee, or any successor in trust, 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 are 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.

This conveyance is made upon the express understanding and condition that the Grantor, as then individually or as Trustee, nor his successor or successors in trust shall incur any personal liability or be subjected to any claim, liability or obligation arising out of or in connection with this Deed or said Trust Agreement, or any amendment thereto, or for injury to any person or property happening in or about said real estate, to any and all such liabilities, claims, losses, expenses, damages and expenses incurred or suffered by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or at the election of the Trustees, in its own name, as trustees of an express trust and not individually (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable to the payment and discharge thereof). All persons and corporations whomsoever and whatsoever shall be charged with notice of the creation from the date of the filing for record of this Deed.

The interest of each and every beneficiary hereunder and under said Trust Agreement and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale of any other disposition of the trust property, and such interest is hereby declared to be personal property, and no beneficiary or person claiming under them or any of them shall have any right to said trust property as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid, the intention hereof being to vest in the Trustee the entire legal and equitable title in fee simple, in and to all of the trust property above described.

If the title to any of the trust property 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", "upon condition", or "with limitations", or words of similar import, in accordance with the statute in such case made and provided.

And the said Grantor, hereby expressly waives S and releases 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 ANNA PANZICA, aforesaid has hereunto set her hand and seal this thirtieth-second day of December, 1987.

(A) (B)

(Seal)

ANNA PANZICA

(Seal)

STATE OF Illinois  
COUNTY OF Cook

I, Jerome J. Werderitch, a Notary Public in and for said County, in the State aforesaid, do hereby certify that ANNA PANZICA, a spinster personally known to me to be the same person whose name is 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 29th day of February, 1988.

Commission expires MAY 6, 1989

NOTARY PUBLIC

Document Prepared By:

Jerome J. Werderitch  
5951 N. Elston Ave.  
Chicago, IL 60646

ADDRESS OF PROPERTY:

6275 N. Northwest Highway  
Chicago, Illinois

THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED.  
SEND SUBSEQUENT TAX BILLS TO:

(Name)

(Address)



3691599  
DOCUMENT NUMBER

# UNOFFICIAL COPY

RETURN TO:

GLADSTONE-NORWOOD

21

**USI & SAVINGS BANK**  
100 NORTH CENTRAL AVENUE  
CHICAGO ILLINOIS 60611  
**TRUSTEES FIDUCIARY**

TRUST NO. \_\_\_\_\_

## **DEED IN TRUST**

**(WARRANTY DEED)**

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**STONE-NORWOOD TRUST  
& SAVINGS BANK**

Chicago, Illinois

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Deliver New Content

Bemücher

Sig. Card

**INTERCOUNTY TITLE CO. OF CHICAGO**  
120 WEST MADISON  
**CHICAGO, ILLINOIS 60602**

1768  
L89L1A

REGISTRATION OF TITLES

869169E

8691698

TY OF CHICAGO ★  
REAL ESTATE TRANSACTION TAX SEAL  
OF  
NUE FEB 1986  
1986

REVENUE  
STAMP  
P-1423

A circular Chicago State Transaction Tax stamp from 1938. The outer ring contains the text "CHICAGO STATE TRANSACTION TAX" at the top and "1938" at the bottom. The center features a small sketch of a building and the text "THE CHICAGO TRIBUNE".

CITY OF CHICAGO	
REAL ESTATE TRANSACTION TAX	
DEPT. OF REVENUE	FEB. 1988
P.B. 11680	
50.00	

**CITY OF CHICAGO**  
REAL ESTATE TRANSACTION TAX

DEPT OF  
REVENUE FEB 1996  
PO. 11196

33.75

A circular seal is stamped over the date and amount, containing the text "CHICAGO REAL ESTATE TRANSACTION TAX" around the perimeter and "FEB 1996" in the center.

**CITY OF CHICAGO**  
REAL ESTATE TRANSACTION TAX

DEPT. OF  
REVENUE FEB-1-1996  
P.O. BOX 2683

CHICAGO

1996

50.00

**CITY OF CHICAGO**  
REAL ESTATE TRANSACTION TAX  
DEPT. OF REVENUE FEB 1938  
P.B. 111198

**50.00**

A rectangular stamp with a circular seal in the center. The seal contains the words "CITY OF CHICAGO" at the top, "REVENUE STAMP" in the middle, and "FEB 1938" at the bottom. The amount "50.00" is written across the bottom right of the stamp.

32691 CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
DEPT. OF REVENUE FEB. 2000 50.00