

UNOFFICIAL COPY

Deed in Trust

2  
1098583  
W3817321

GEORGE E. COLE  
LEGAL FORMS

TO

Age of Grantee  
Address 3817321  
REGISTRAR OF TITLES  
CAROL MOSELEY  
1989 AUG 15 PM 2:02

Husband

Wife

Subject

3817321

3817321

ROBERT F. DI SIEVESTRIO  
3800 N. Austin Ave.  
Chicago, Ill. 60634

641428368

8 9 3 3 7 1 7 2

3817321

EXHIBIT A  
RIDER TO DEED

An undivided one-half (1/2) interest in and to the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 1 IN GUSTAVE STEINER SUBDIVISION OF PART OF THE SOUTH EAST QUARTER (1/4) OF THE SOUTH EAST QUARTER (1/4) OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS, ON APRIL 16, 1970, AS DOCUMENT NUMBER 2499143.

-ALSO-

THE EAST 75 FEET OF THE SOUTH 8 FEET OF THE 16 FOOT VACATED ALLEY LYING SOUTH OF AND ADJOINING LOT SEVENTEEN IN BLOCK 4 IN FRED I. GILLICK'S CENTER STREET ADDITION TO PARK RIDGE, IN THE SOUTH EAST QUARTER (1/4) OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN.

Permanent Index No. 09-27-425-034

UNOFFICIAL COPY  
DEED IN TRUST (ILLINOIS) 3817321 89337172

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THE GRANTORS, JAMES Di COSOLA and EMILY Di COSOLA, husband and wife,

of the County of Cook and State of Illinois  
for and in consideration of Ten and no/100 (\$10.00)  
Dollars, and other good and valuable considerations in hand paid,  
Convey and (WARRANT/QUIT CLAIM) unto  
EMILY Di COSOLA, JAMES Di COSOLA, FRANK Di COSOLA and MILDRED Di COSOLA  
1700 W. Touhy, Park Ridge, Illinois  
(NAME AND ADDRESS OF GRANTEE)

DEPT-01 RECORDING  
T#2222 TRAN 5311 07/24/89  
#2065 ÷ B \* -89-33  
COOK COUNTY RECORDER

DEPT-01 RECORDING  
T#2222 TRAN 5311 07/24/89  
#2064 ÷ B \* -89-33  
COOK COUNTY RECORDER

(The Above Space For Recorder's Use Only)

as Trustee under the provisions of a trust agreement dated the 12<sup>TH</sup> day of JULY, 1989, and known as Trust Number four hereinafter referred to as "said trustee," regardless of the number of trustees, and unto all and every successor or successors in trust under said trust agreement, the following described real estate in the County of Cook and State of Illinois, to wit:

THE PARCEL OF REAL ESTATE DESCRIBED ON EXHIBIT A OF RIDER ATTACHED .

Permanent Real Estate Index Number(s): 09-27-425-034

Address(es) of real estate: 1700 W. Touhy Avenue, Park Ridge, Illinois

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 are hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof; to dedicate parks, streets, highways or alleys; to create 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 in 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 99 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 lease 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 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 appurtenant to said premises or any part thereof; and to deal with said property and any 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 way 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 limitation, 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 disposition of said real estate, and such interest is not, by declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate or 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 limitation," or words of similar import, in accordance with the statute in such case 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 have hereunto set their hands and seals this

day of JULY 1989  
James Di Cosola (SEAL) Emily Di Cosola (SEAL)  
James Di Cosola Emily Di Cosola

State of Illinois, County of Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that James Di Cosola & Emily Di Cosola, his wife personally known to me to be the same person s, whose name s 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 official seal, this 12<sup>TH</sup> day of JULY 1989

Commission expires April 1 1993

Robert Di Silvestro  
NOTARY PUBLIC

This instrument was prepared by R. F. Di Silvestro, 3800 N. Austin Ave., Chicago, Ill  
(NAME AND ADDRESS)

\*USE WARRANT OR QUIT CLAIM AS PARTIES DESIRE

MAIL TO: R. F. Di Silvestro  
(Name)  
3800 N. Austin Avenue  
(Address)  
Chicago, Ill 60634  
(City, State and Zip)

"OFFICIAL SEAL"  
I, Robert Di Silvestro,  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES 4/1/93  
(Name)

OR RECORDER'S OFFICE BOX NO \_\_\_\_\_

attorney for grantors and grantees  
CITY OF PARK RIDGE REAL ESTATE TRANSFER STAMP NO. 2053

AFFIX "RIDERS" OR REVENUE STAMPS HERE  
(e); Sec. 4 of real estate Transfer Tax Act, Par. (e) of Chicago Ordinance and Par. (e); Sec. 200.1-1(B) of the Chicago Transfer Tax Ordinance.

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09-27-425-034  
3817321

