

STATUTORY FEDERAL TAX LIEN SEARCH

PRESENT PARTIES IN INTEREST:

DATE OF SEARCH:

Customer # CTF
 Torrens Transfer Filing Date 11/5/90
 Ctl. # 1448226 L.F. Date 10/30/90
 Grantor PHILIP T. CIANCIO

S.S.# _____
 Grantor _____

RESULT OF SEARCH

None

Grantor STATE BK OF WOODSTOCK #4783

S.S.# _____

Grantee _____

S.S.# _____

P.I.N.# 07-33-201-082 Tax # 243581

Fed Lien Search 811852 M.P.

Title Officer _____

Title Company CTF

Trust Dept. Approval _____ Survey Dept. Approval _____

Refused _____

Type of Document Deed Number _____

INTENDED GRANT

Total No. Docs. 1

Logged _____ Microfilm _____

To Tax Dept. _____ Ret'd _____

Previewer _____ Date _____

Typist _____ Date _____

Revisor _____ Date _____

New Ctl. # _____ Date _____

Delivery _____ Date _____

RESULT OF SIGNATURE

None

Customer Signature _____

811852

15-90 M.P.
 811852 M.P.
 (Handwritten signature/initials)

15-90 M.P.

SEARCHED _____
 INDEXED _____
 SERIALIZED _____
 FILED _____

UNOFFICIAL COPY

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WARRANTY DEED IN TRUST

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor, Phillip T. Ciancio, married to Valerie A. Ciancio of the County of Cook and State of Illinois, for and in consideration of the sum of TEN AND NO/100 Dollars (\$10.00), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey and Warrant unto The State Bank Of Woodstock a corporation duly organized and existing as an Illinois Banking Corporation under the laws of the United States of America, and duly authorized to accept and execute trusts within the State of Illinois, as Trustees under the provisions of a certain Trust Agreement, dated the 5th day of October 19 90, and known as Trust Number 4783, the following described real estate in the County of Cook and state of Illinois, to

Lot 36 in Block 2 in Centex-Schaumburg Industrial Park Unit 62 being a Subdivision of Part of the North 1/2 of Section 33, Township 41 North, Range 10 East of the Third Principal Meridian, in Cook County, Illinois.

EXEMPT UNDER PROVISIONS OF PARAGRAPH 2, SECTION 4, REAL ESTATE TRANSFER TAX ACT.

DATE 10/30/90 SIGNATURE Barbara J. Walters

P# 07-33-201-082

add 715 Estes Ave Schaumburg

SUBJECT TO

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 Trustees to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys and to create any subdivision or part thereof, and to resubdivide said real estate as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without considerations, to convey said real estate or any part thereof to a successor in trust and to grant to such successor or successors in trust all the title, of estate, powers and authorities vested in said Trustee, to donate, 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 lease to commence in present or in 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 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 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 real estate, 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 real estate or any part thereof and with said real estate 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, 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 applications of any purchase money, rent or monies advanced on said real estate or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the authority, 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, or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of every person (including the Registrar of Titles of said County) 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 all amendments thereof, and 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 have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of this trust or predecessor in trust.

This conveyance is made upon the express understanding and condition that neither The State Bank Of Woodstock, individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgement or decree for anything it or they or its or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this Deed or said Trust Agreement or any amendment thereto, or for injury to person or property happening in or about said real estate, any and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into 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 Trustee, in its own name, as Trustee 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 for the payment and discharge hereof). All persons and corporations whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing 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 or any 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 and interest in the earnings, avails and proceeds thereof as aforesaid, the intention hereof being to vest in said The State Bank Of Woodstock the entire legal and equitable title in fee simple, in and to all of the real estate above described.

If the title to any of the above real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement 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 case made and provided, and said Trustee shall not be required to produce the said Agreement or a copy thereof, or any extracts therefrom, as evidence that any transfer, charge or other dealing involving the registered lands is in accordance with the true intent and meaning of the trust.

And the said grantor hereby waives and releases 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 aforesaid has hereunto set their hand and seal this 30th day of OCTOBER 19 90
Phillip T. Ciancio (SEAL) Valerie A. Ciancio (SEAL)
 Phillip T. Ciancio Valerie A. Ciancio (SEAL)

State of ILLINOIS) ss. I, Barbara J. Walters a Notary Public in and for said County, in County of McHenry the state aforesaid, do hereby certify that Phillip T. Ciancio and Valerie A. Ciancio, his wife,

"OFFICIAL SEAL" Barbara J. Walters Notary Public, State of Illinois My Commission Expires Dec 28, 1990 personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this 30th 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 notarial seal this 30th day of October 19 90
Barbara J. Walters
 Notary Public

THE STATE BANK OF WOODSTOCK
 P. O. BOX 729
 WOODSTOCK, ILL. 60098

This Document prepared by Barbara J. Walters
610 Crystal Point Drive
Crystal Lake, IL 60014
 address of property

9885
 VILLAGE OF SCHAUMBURG
 REAL ESTATE
 DEPT. OF REVENUE
 AND ADMINISTRATION
 TRANSFER TAX
 DATE 10/30/90
Barbara J. Walters
 AMT. PAID

This space for affixing Riders and Revenue St.

392130

Document Number

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Send in Trust

TO

Trust Department
The State Bank of Woodstock
On the City Square in Downtown Woodstock
Telephone 815-338-3131

Property of Cook County Clerk's Office

DEC 10 1988

CAROL J. ...
REGISTRAR OF TITLES

3924230

Age of Grantee
Address

Husband

Wife

Submitter

3924230

CHICAGO TITLE INS. CO.

188-92-22

0324230
MAY 1988