

UNOFFICIAL COPY

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WARRANTY DEED IN TRUST

COOK COUNTY ILLINOIS REVENUE 108.00

220 R-75

THIS INDENTURE WITNESSETH That the Grantor s 3978721
BERNARD SCAVELLI and NANCY SCAVELLI, his wife
of the County of Cook and State of Illinois for and in consideration
of Ten Dollars, and other good
and valuable considerations in hand paid, Conveys and warrants unto the NORTHWEST COMMERCE BANK
an Illinois Corp as Trustee under the provisions of a trust agreement dated the 13th day of
June 19 91, known as Trust Number LT-91-034, the following
described real estate in the County of Cook and State of Illinois, to-wit:

THAT PART OF LOT "B", LYING SOUTHERLY OF A LINE DRAWN FROM A POINT IN
THE EASTERLY LINE OF SAID LOT "B" 68.52 FEET NORTHWESTERLY (MEASURED
ALONG SAID EASTERLY LINE) OF THE SOUTHEASTERLY CORNER OF SAID LOT "B"
TO A POINT IN THE MOST SOUTHERLY SOUTHWESTERLY LINE OF SAID LOT "B"
61.16 FEET NORTHWESTERLY (MEASURED ALONG SAID SOUTHWESTERLY LINE) OF
THE MOST SOUTHERLY SOUTHWESTERLY CORNER OF SAID LOT "B" IN THE
RESUBDIVISION OF PARTS OF LOTS 3, 4 AND 5 IN BLOCK 9 IN VOLK BROTHERS'
RIVER DRIVE ADDITION TO FRANKLIN PARK, IN ROBINSON'S RESERVE IN
FRACTIONAL SECTION 22, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD
PRINCIPAL MERIDIAN, TOGETHER WITH PARTS OF CLAUDE LA FRAMBOIS RESERVE
IN TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN,
ALL IN COOK COUNTY, ILLINOIS ACCORDING TO THE PLAT THEREOF REGISTERED
IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON
MARCH 30, 1953, AS DOCUMENT 1453869, IN COOK COUNTY, ILLINOIS
Perm. Tax No. 12-22-402-055. Address: 3440 N. River Rd. Franklin Pk. I

Grantee's Address: 9575 W. Higgins Rd. Rosemont, Il. 60018

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 of 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 in anywise encumber said property, or any part thereof, to lease said property, or
any part thereof, from time to time, in possession or reversion, by lease in commencing in present or 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 or 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 to purchase the whole or any part of the reversion, 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
encumbrance 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 a whom said premises or any part thereof shall be con-
veyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent, or money bor-
rowed 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-
thing done, 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, and 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, by 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 predecessors 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,
dividends 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,
dividends 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 grantors 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 of record have hereunto set their hand s and seal s
this 21st day of June 19 91

Bernard Scavelli (Seal)
Bernard Scavelli (Seal)

Nancy Scavelli (Seal)
Nancy Scavelli (Seal)

State of Illinois ss. I, Siva Martin a Notary Public in and for said County, in
County of Cook the state aforesaid, do hereby certify that Bernard Scavelli and
Nancy Scavelli, his wife

personally known to me to be the same persons whose names are 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.

"OFFICIAL SEAL"
Siva Martin
Notary Public, State of Illinois
My Commission Expires 12/15/94

Given under my hand and notarial seal this 30th day of June 19 91
Notary Public

MAIL TO
NORTHWEST COMMERCE BANK
9575 W. Higgins Rd.
Rosemont, Il. 60018
(708) 270-0000
Graphic Arts Dept. 753-2100

3440 N. River Road
Franklin Park, Il.
For information only insert street address of
above described property.

THIS INSTRUMENT WAS PREPARED BY
SIVA MARTIN
ATTORNEY AT LAW
5860 W. HIGGINS AVE.
CHICAGO, ILL. 60630
3978721
12187001

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1349850
VOIDING IN PUBLIC

3978721

3978721

REGISTRATION
JUL
Age of Grantor
Address Boyer

Husband Robert Lawrence Boyer & Jr.
Wife Kristin Boyd 4205-91-034
Submitted by Kristin

Address
3978720

Deliver New Grant to _____
Remittor to _____

Sig. Card _____

G.I.T./CONZILES

GREATER ILLINOIS
TITLE COMPANY
BOX 116

4103329

DeKalb County Clerk's Office