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2000-06-28 12:15:58  
Cook County Recorder 27.50

**DEED IN TRUST  
(Illinois)**



**MAIL TO:**

Joseph M. Lucas & Associates, LLC  
Attorneys at Law  
224 West Main Street  
Barrington, Illinois 60010

**NAME & ADDRESS OF TAXPAYER:**

Ms. Judith Y. Gaston  
982 North Glenview Court  
Palatine, Illinois 60067

**COOK COUNTY  
RECORDER  
EUGENE "GENE" MOORE  
ROLLING MEADOWS**

THE GRANTOR(S) Judith Y. Gaston, a divorced women not since remarried, of the Village of Palatine, County of Cook, and State of Illinois for and in the consideration of Ten and no/100 (\$10.00) Dollars, and other goods and valuable consideration in hand paid, hereby CONVEY AND QUITCLAIM unto Judith Y. Gaston as Trustee under the provisions of a Declaration of Trust dated the 12th Day of April, 2000, and known as THE JUDITH YVETTE GASTON 2000 TRUST and unto all and every successor or successors in trust under said trust, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

PARCEL 1: LOT 1B IN WILLOW GLEN TOWNHOMES, BEING A SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 9, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED NOVEMBER 25, 1996 AS DOCUMENT NO. 96895573 AND AS SHOWN IN THE PLAT OF AFORESAID SUBDIVISION RECORDED NOVEMBER 25, 1996 AS DOCUMENT NO. 96895571 OVER LOTS 11 AND 12.

P.I.N.: 02-09-409-002-0000

PROPERTY ADDRESS: 982 North Glenview Court, Palatine, Illinois 60067

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TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said declaration of trust 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 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 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 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 consideration 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 compiled 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) 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 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 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.

And the said grantor(s) hereby expressly waive(s) and release(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.

DATED this 12th day of April, 2000.

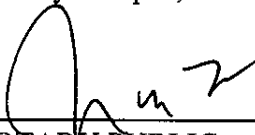
Judith Y. Gaston (SEAL)  
Judith Y. Gaston

\_\_\_\_\_ (SEAL)

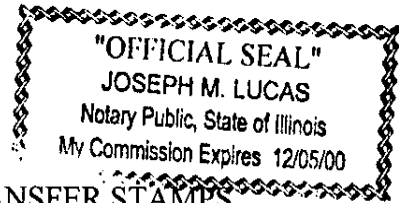
STATE OF ILLINOIS )  
 ) SS:  
COUNTY OF LAKE )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Judith Y. Gaston personally known to me to be the same person(s) whose name is/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.

Given under my hand and notarial seal, this 12th day of April, 2000.

  
\_\_\_\_\_  
NOTARY PUBLIC

My commission expires on 12-5, 2000



COUNTY - ILLINOIS TRANSFER STAMPS  
EXEMPT UNDER PROVISIONS OR PARAGRAPH  
E SECTION 4, REAL ESTATE TRANSFER ACT  
DATE:

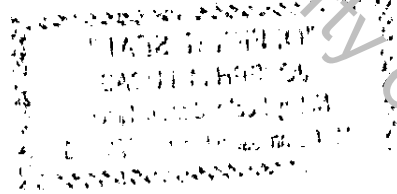
  
\_\_\_\_\_  
Buyer, Seller or Representative

NAME AND ADDRESS OF PREPARER:

Joseph M. Lucas  
Joseph M. Lucas & Associates, L.L.C.  
Attorneys at Law  
224 West Main Street  
Barrington, Illinois 60010

Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

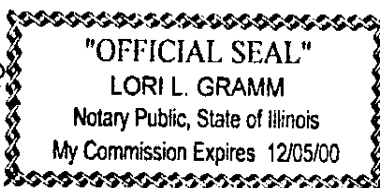
The Grantor or his Agent affirms that to the best of his knowledge, the name of the Grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

April 12, 2000  
Date

Deborah Carder  
Grantor or Agent

Subscribed and Sworn to before me  
this 12<sup>th</sup> day of April, 2000

Lori L. Gramm  
Notary Public



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.

April 12, 2000  
Date

Deborah Carder  
Grantee or Agent

Subscribed and Sworn to before me  
this 12<sup>th</sup> day of April, 2000

Lori L. Gramm  
Notary Public



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.)

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