

UNOFFICIAL COPY 00104427

1341/0071 53 001 Page 1 of 3
2000-02-10 15:55:45
Cook County Recorder 25.50



00104427

DEED IN TRUST

Grantor, MARY LOUISE KANDYBA,
divorced and not since remarried, of 17329 S. Parkside, Tinley Park, Illinois 60477, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, CONVEYS and QUITCLAIMS to MARY LOUISE KANDYBA, not personally, but as Trustee under the MARY LOUISE KANDYBA TRUST AGREEMENT dated February 1, 2000, or her successors in trust the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 14 IN TINLEY SOUTH RESUBDIVISION OF LOTS 2, 3, 4 IN ELMORE'S HARLEM AVENUE ESTATES, BEING A SUBDIVISION IN THE WEST 1/2 OF SECTION 31, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 28-31-301-028

Commonly known as: 6813 West 179th Place, Tinley Park, Illinois 60477

hereinafter called the real estate, to have and to hold the real estate with the appurtenances on the trust and for the purposes set forth in this deed in trust and in the trust agreement.

Full power and authority is hereby granted to trustee or trustee's successors to protect, conserve, sell, lease, encumber or otherwise to manage and dispose of the real estate or any part of it.

In no case shall any party dealing with trustee in relation to the real estate or to whom the real estate or any part thereof is conveyed, contracted to be sold, leased or mortgaged by trustee be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on the real estate, or be obliged to see that the terms of the trust have been complied with or be obliged to inquire into the necessity or expediency of any act of trustee, or obliged or privileged to inquire into any of the terms of the trust agreement.

This transaction is exempt under 35 ILCS 200/31-45 (e) of the Revenue Transfer Act.

Date: 2/8/00 By: [Signature], AGT

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Every deed, trust deed, mortgage, lease, or other instrument executed by trustee in relation to the real estate shall be conclusive evidence in favor of every person relying on or claiming under any such conveyance, lease or other instrument (a) that at the time of the delivery thereof the trust created herein and by the 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 herein and in the trust agreement or in the amendments thereof, and binding on all beneficiaries, (c) that 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 the predecessor in trust.

The interest of each beneficiary under the trust agreement and of all persons claiming under them or any of them shall be only in the possession, earnings, and the avails and proceeds arising from the sale, mortgage or other disposition of the real estate and such interest is hereby declared to be personal property. No beneficiary shall have any title or interest, legal or equitable, in or to the real estate as such, but only an interest in the possession, earnings, avails, and proceeds thereof.

Executed at Des Plaines, Illinois on the 8th day of February, 2000.

[Handwritten signature of Mary Louise Kandyba]

MARY LOUISE KANDYBA

This transaction is exempt under 35 ILCS 200/31-45(e) of the Revenue Transfer Act.

Dated: 2/8/00

[Handwritten signature of Mary Louise Kandyba]

MARY LOUISE KANDYBA, Grantor

State of Illinois
County of Cook

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby certify that MARY LOUISE KANDYBA personally known to me to be the same person whose name 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.

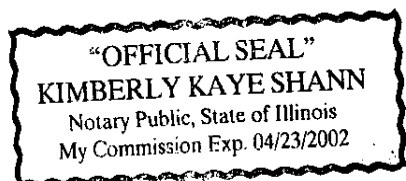
Given under my hand and notarial seal this 8th day of February, 2000.

[Handwritten signature of Kimberly Kaye Shann]

Notary Public

This instrument was prepared by Tracey A. Lundgren, 707 Skokie Blvd., Suite 500, Northbrook, Illinois 60062. Mail to: Tracey A. Lundgren, 707 Skokie Blvd., Suite 500, Northbrook, IL 60062

Tax Bills To: Mary Louise Kandyba, 17329 S. Parkside, Tinley Park, IL 60477



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STATEMENT BY GRANTOR AND GRANTEE

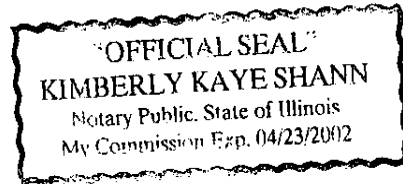
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate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

Dated 2/8, 2000

Signature: [Signature] AGT
Grantor or Agent

Subscribed and Sworn to before me by the said AGENT this 8th day of February, 2000.

[Signature]
NOTARY PUBLIC



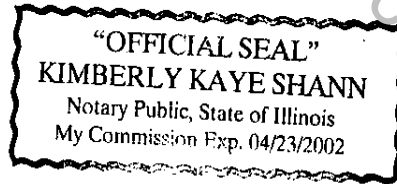
The grantee or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate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

Dated 2/8, 2000

Signature: [Signature] AGT
Grantor or Agent

Subscribed and Sworn to before me by the said AGENT this 8th day of February, 2000.

[Signature]
NOTARY PUBLIC



NOTE: Any person who knowingly submits a false statement concerning the identify 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.)