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3058/0094 19 005 Page 1 of 3

2002-04-22 09:14:20

Cook County Recorder 25.50

WARRANTY DEED IN TRUST

02.00927 JJD

THE GRANTORS, DAVID BERG and MELODY KAY BERG, husband and wife, of Orland Park, the County of Cook, State of Illinois, for and in consideration of Ten Dollars and other good and valuable considerations in hand paid, CONVEY and WARRANT an undivided 50% interest unto THOMAS G. FARLOW, not personally, but as Trustee under Thomas G. Farlow Living Trust, dated the 7th day of May, 1994, and unto any successor or successors in trust under that Living Trust, and an undivided 50% interest unto KATHLEEN FARLOW, not personally, but as Trustee under Kathleen Farlow Living Trust, dated the 7th day of May, 1994, and unto any successor or successors in trust under that Declaration of Trust, the following described real estate in the County of Cook and State of Illinois. to-wit:

COOK COUNTY
RECORDER
EUGENE "GENE" MOORE
ROLLING MEADOWS



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Lot 7 in Block 19 in Orland Hills Gardens Unit 3, being a Subdivision of part of the Southwest 1/4 of Section 9 and part of the North 1/2 of the Northwest 1/4 of Section 16, all in Township 36 North, Range 12 East of the Third Principal Meridian, according to the plat thereof recorded July 1, 1959 as document 17585516, in Cook County, Illinois.

Permanent Real Estate Index Number: 27-16-105-007-0000
Address of Real Estate: 10136 Hiawatha Trail, Orland Park, IL 60462

including all improvements and fixtures of every kind and nature located thereon and all appurtenances belonging thereto (hereinafter referred to as the "premises"),

TO HAVE AND TO HOLD the premises upon the trusts and for the uses and purposes stated herein and in the aforementioned Declaration of Trust set forth.

Full power and authority are hereby granted to the trustee to improve, manage, protect and subdivide the premises or any part thereof; to dedicate parks, streets, highways or alleys; to vacate any subdivision or part thereof, and to resubdivide the premises 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 the premises or any part thereof to a successor or successors in trust and to grant to the successor or successors in trust all of the title, estate, powers and authorities vested in the trustee; to donate, to dedicate, to mortgage, pledge or otherwise encumber the premises or any part thereof; to lease the premises 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 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 the premises 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 appurtenance to the premises or any part thereof; and to deal with the premises 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.

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In no case shall any party dealing with the trustee in relation to the premises, or to whom the premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by the trustee, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on the premises, to see that the terms of the trust hereby created or of the Declaration of Trust have been complied with or to inquire into the necessity or expediency of any act of the trustee, or be obliged or privileged to inquire into any of the terms of the Declaration of Trust; and every deed, trust deed, mortgage, lease or other instrument executed by the trustee in relation to the premises shall be conclusive evidence in favor of every person relying upon or claiming under the conveyance, lease or other instrument that (a) at the time of the delivery thereof the trust created by this Deed in Trust and by the Declaration of Trust was in full force and effect; (b) the conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this Deed in Trust and in the Declaration of Trust or in some amendment thereto and binding upon all beneficiaries thereunder; (c) the 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, the successor or successors in trust shall 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 the premises, and that interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to the premises as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

Anything herein to the contrary notwithstanding, any successor or successors in trust under the Declaration of Trust shall upon acceptance of the trusteeship become fully vested with all the title, estate, properties, rights, powers, authorities, trusts, duties and obligations of the trustee thereunder.

If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby expressly directed not to 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 the 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 for the exemption of homesteads from sale on execution or otherwise.

IN WITNESS WHEREOF the Grantors have signed this Deed in Trust on this 10th day of April, 2002.

David Berg by Cathleen Keating
DAVID BERG, Grantor attorney in fact under PoA

Melody Kay Berg
MELODY KAY BERG, Grantor

STATE OF ILLINOIS)

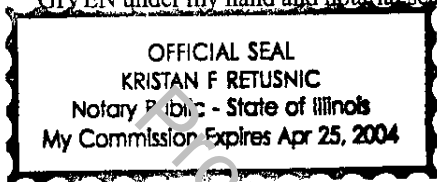
WILL
COUNTY OF COOK)

Kristan F. Retusnic
Notary Public

Cathleen M. Keating, attorney-in-fact for
under p.o.A

Notary Public, hereby certify that DAVID BERG and MELODY KAY BERG, personally known to me to be the same people whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed the instrument as their free and voluntary act, for the uses and purposes therein set forth, including the waiver and release of the right of homestead.

GIVEN under my hand and notarial seal on this 10th day of April, 2002.



Kristan F. Retusnic
Notary Public
My commission expires 4/25/04

This document prepared by: Cathleen M. Keating, Esq., Martin, Craig, Chester & Sonnenschein, 2215 York Road, Suite 550, Oak Brook, IL 60423


Mail recorded instrument to:

Robert W. Earhart, Jr., Esq.
7330 College Drive
Suite 102
Palos Heights, IL 60463




Send subsequent tax bills to:

THOMAS G. FARLOW
as trustee U/T/D 5/7/94
10136 Hiawatha Trail
Orland Park, IL 60462

STATE OF ILLINOIS
STATE TAX  APR. 22. 02
COOK COUNTY

REAL ESTATE TRANSFER TAX
0017100
0000007155
FP351023

COOK COUNTY
REAL ESTATE TRANSACTION TAX
COUNTY TAX  APR. 22. 02
REVENUE STAMP

REAL ESTATE TRANSFER TAX
00085.50
0000007866
FP351014