

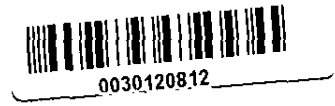
DEED IN TRUST

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Cook County Recorder 32.50

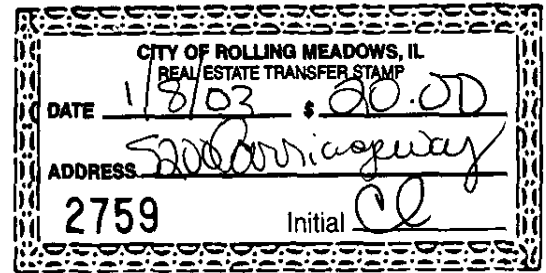
THE GRANTORS, ALBERT J. SCHNEIDER and ALETA O. SCHNEIDER (husband and wife) of the city of Des Plaines, Cook County, Illinois, for and in consideration of One Dollar, and other good and valuable consideration paid in hand, convey and warrant to:

ALBERT J. SCHNEIDER, ALETA O. SCHNEIDER, and NANCY SCHNEIDER, Trustee ("Trustee" regardless of the number of trustees) of 391 Simone Drive, Des Plaines, IL 60016, under the provisions of a trust agreement dated December 16, 2002 and known as THE ALBERT J. SCHNEIDER AND ALETA O. SCHNEIDER LIVING TRUST DATED December 16, 2002, and unto all and every successor or successors in trust under the trust agreement, the following described real estate in Cook County, Illinois:



See Attached Exhibit A

COOK COUNTY
RECORDER
EUGENE "GENE" MOORE
SKOKIE OFFICE



PIN # 08-08-301-059-1143 and 08-08-301-057-1087

Address of Real Estate: 5200 Carriage Way Ct. Rolling Meadows, IL 60008

TO HAVE AND TO HOLD said real estate and appurtenances thereto upon the trusts set forth in said Trust Agreement and for the following uses:

1. The Trustee (or Trustees, as the case may be), is invested with the following powers: (a) to manage, improve, divide or subdivide the trust property, or any part thereof. (b) To sell on any terms, grant options to purchase, contract to sell, to convey with or without consideration, to convey to a successor or successors in trust, any or all of the title and estate of the trust, and to grant to such successor or successors in trust all the powers vested in the Trustee. (c) To mortgage, encumber or otherwise transfer the trust property, or any interest therein, as security for advances or loans. (d) To dedicate parks, street, highways or alleys, and to vacate any portion of the premises. (e) To lease and enter into leases for the whole or part of the premises, from time to time, but any such leasehold or renewal shall not exceed a single term of 199 years, and to renew, extend or modify any existing lease.

2. Any party dealing with the Trustee with regard to the trust property, whether by contract sale, mortgage, lease or otherwise, shall not be required to see to the application of the purchase money, loan proceeds, rental or other consideration given, nor shall be required to see that the terms of the trust have been complied with, or to enquire into the powers and authority of the Trustee, and the execution of every contract, option, deal, mortgage or other instrument dealing with the trust property, shall be conclusive evidence in favor of every person relying upon or claiming under such conveyance or other instrument; that at the time of the execution and delivery of any of the aforesaid instruments, the Trust Agreement above described was in full force and effect; that said instrument so executed was pursuant to and in accordance with the authority granted the Trustee, and is binding upon the beneficiary or beneficiaries under said Trust Agreement; and if said instrument is executed by a successor or successors in trust, that he or they were duly appointed and are fully invested with the title, estate, rights, powers and duties of the preceding Trustee.

3. The interest of each and every beneficiary under said Trust Agreement and hereunder, and of all persons claiming under any of the beneficiaries, shall be only in the earnings, avails and proceeds arising from the sale or other disposition of the trust property, and such interest is hereby declared to be personal property only, and the beneficiary or beneficiaries of the trust shall not have any title or interest therein, legal or equitable, except as stated.

Handwritten initials: HW, AW, G/G

UNOFFICIAL COPY

PARCEL 1: Unit No. 530 in the Carriage Way Court Condominium Building No. 5200, as delineated on the survey of the following described real estate (hereinafter referred to as "Parcel"):

THAT PART OF LOTS 4 AND 5 OF THREE FOUNTAINS AT PLUM GROVE (ACCORDING TO THE PLAT THEREOF RECORDED JULY 8, 1968 AS DOCUMENT NUMBER 20543261) BEING A SUBDIVISION IN SECTION 8, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE MOST SOUTHERLY CORNER OF LOT 5 AFORESAID; THENCE NORTH 00° 00' 00" EAST ALONG THE EAST LINE THEREOF 350.00 FEET TO A CORNER THEREOF; THENCE NORTH 36° 25' 23" WEST ALONG THE NORTHEASTERLY LINE OF LOT 5 AFORESAID 222.69 FEET; THENCE SOUTH 53° 34' 37" WEST (AT RIGHT ANGLES THERETO) 81.34 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 49° 37' 52" WEST 197.00 FEET; THENCE NORTH 40° 22' 08" WEST 89.0 FEET; THENCE NORTH 49° 37' 52" EAST 108.00 FEET; THENCE NORTH 40° 22' 08" WEST 143.05 FEET; THENCE SOUTH 49° 37' 52" WEST 108.00 FEET; THENCE NORTH 40° 22' 08" WEST 89.0 FEET; THENCE NORTH 49° 37' 52" EAST 197.00 FEET; THENCE SOUTH 40° 22' 08" EAST 321.05 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

which survey is attached as Exhibit "B" to the Declaration of Condominium for Building No. 5200 recorded in the Office of the Cook County Recorder of Deeds as Document No. 25945969 together with its undivided percentage interest in the common elements.

Party of the first part also hereby grants to parties of the second part, their successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the aforementioned Declaration, and party of the first part reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein.

PARCEL 2: Grantor also hereby grants to Grantee, their successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Covenants, Conditions, Restrictions and Easements for the Carriage Way Court Homeowners' Association dated the 9th day of July, 1981, and recorded in the Office of the Recorder of Deeds, Cook County, Illinois, as Document No. 25945355, which is incorporated herein by reference thereto. Grantor reserves to itself, its successors and assigns, as easements appurtenant to the remaining property described in said Declaration, the easements thereby created for the benefit of said remaining property and this conveyance is subject to the said easements and the rights of the Grantor to grant said easements in the conveyances and mortgages of said remaining property or any of them.

PARCEL 3: Easements appurtenant to and for the benefit of Parcel 1 as set forth in Grant of Easements dated September 25, 1968 and recorded October 18, 1968 as Document No. 20649594 and as created by Deed from Three Fountains East Development Associates, a Limited Partnership, to Anthony R. Licata dated November 23, 1979, and recorded January 3, 1980, as Document No. 25303970 for Ingress and Egress over and across Lot 2 in Three Fountains at Plum Grove Subdivision, in Cook County, Illinois.

PARCEL 4: Easements appurtenant to and for the benefit of Parcel 1 over the North 60 feet of that part of Lot 1 falling within the East half of the West half of Section 8 aforesaid for the purpose of reasonable pedestrian traffic as created by Grant of Easement made by Hibbard, Spencer Bartlett Trust to Three Fountains East Development Associates, a Limited Partnership, recorded June 20, 1969, as Document No. 20877478, in Cook County, Illinois.

UNOFFICIAL COPY

PARCEL 1: Unit No. P-56 in the Carriage Way Court Condominium Building No. 5200, as delineated on the survey of the following described real estate (hereinafter referred to as "Parcel"):

THAT PART OF LOTS 4 AND 5 OF THREE FOUNTAINS AT PLUM GROVE (ACCORDING TO THE PLAT THEREOF RECORDED JULY 8, 1968 AS DOCUMENT NUMBER 20543261) BEING A SUBDIVISION IN SECTION 8, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE MOST SOUTHERLY CORNER OF LOT 5 AFORESAID; THENCE NORTH 00° 00' 00" EAST ALONG THE EAST LINE THEREOF 350.00 FEET TO A CORNER THEREOF; THENCE NORTH 36° 25' 23" WEST ALONG THE NORTHEASTERLY LINE OF LOT 5 AFORESAID 222.69 FEET; THENCE SOUTH 53° 34' 37" WEST (AT RIGHT ANGLES THERETO) 81.34 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 49° 37' 52" WEST 197.00 FEET; THENCE NORTH 40° 22' 08" WEST 89.0 FEET; THENCE NORTH 49° 37' 52" EAST 108.00 FEET; THENCE NORTH 40° 22' 08" WEST 143.05 FEET; THENCE SOUTH 49° 37' 52" WEST 108.00 FEET; THENCE NORTH 40° 22' 08" WEST 89.0 FEET; THENCE NORTH 49° 37' 52" EAST 197.00 FEET; THENCE SOUTH 40° 22' 08" EAST 321.05 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

which survey is attached as Exhibit "B" to the Declaration of Condominium for Building No. 5200 recorded in the Office of the Cook County Recorder of Deeds as Document No. 25945969 together with its undivided percentage interest in the common elements.

Party of the first part also hereby grants to parties of the second part, their successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the aforementioned Declaration, and party of the first part reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein.

PARCEL 2: Grantor also hereby grants to Grantee, their successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Covenants, Conditions, Restrictions and Easements for the Carriage Way Court Homeowners' Association dated the 9th day of July, 1981, and recorded in the Office of the Recorder of Deeds, Cook County, Illinois, as Document No. 25945355, which is incorporated herein by reference thereto. Grantor reserves to itself, its successors and assigns, as easements appurtenant to the remaining property described in said Declaration, the easements thereby created for the benefit of said remaining property and this conveyance is subject to the said easements and the rights of the Grantor to grant said easements in the conveyances and mortgages of said remaining property or any of them.

PARCEL 3: Easements appurtenant to and for the benefit of Parcel 1 as set forth in Grant of Easements dated September 25, 1968 and recorded October 18, 1968 as Document No. 20649594 and as created by Deed from Three Fountains East Development Associates, a Limited Partnership, to Anthony R. Licata dated November 23, 1979, and recorded January 3, 1980, as Document No. 25303970 for Ingress and Egress over and across Lot 2 in Three Fountains at Plum Grove Subdivision, in Cook County, Illinois.

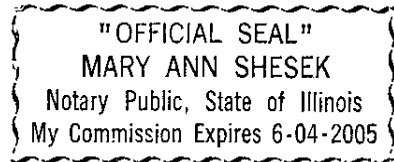
PARCEL 4: Easements appurtenant to and for the benefit of Parcel 1 over the North 60 feet of that part of Lot 1 falling within the East half of the West half of Section 8 aforesaid for the purpose of reasonable pedestrian traffic as created by Grant of Easement made by Hibbard, Spencer Bartlett Trust to Three Fountains East Development Associates, a Limited Partnership, recorded June 20, 1969, as Document No. 20877478, in Cook County, Illinois.

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 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 1-16, 2003 Signature [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said agent this 16th day of January, 2003.

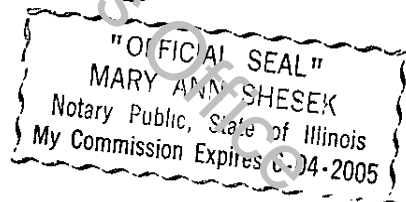


Notary Public Mary Ann Shesek

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 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 Illinois.

Dated 1-16, 2003 Signature [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said agent this 16th day of January, 2003.



Notary Public Mary Ann Shesek

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.) -