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3054/0140 02 001 Page 1 of 4  
2000-05-02 15:59:36  
Cook County Recorder 27.50

DEED IN TRUST

ILLINOIS



00306781

Above Space for Recorder's Use Only

THE GRANTOR(s) FRANK M. COOK and SYLVIA M. COOK, husband and wife, of 740 Creekside, Unit 306 D, Mt. Prospect, County of Cook and State of Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(s) and WARRANT(s) unto FRANK M. COOK and SYLVIA M. COOK as Co-Trustees under the terms and provisions of a certain Trust Agreement dated the 15<sup>th</sup> day of March, 1997, and designated as the Sylvia M. Cook Trust No. 95 FW35, and unto all and every successor or successors in trust under said trust agreement, the following described real estate in the County of Cook and State of Illinois, to Wit: (See Legal Description Rider attached as Page 3 hereto).

SUBJECT TO: General taxes for 1999 and subsequent years, Covenants, conditions and restrictions of record, if any.  
Permanent Real Estate Index Number(s): 03-27-100-086  
Address(es) of Real Estate: 740 Creekside, Unit 306 D, Mount Prospect, IL 60056

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trust and for the uses and purposes herein and in said trust agreement 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, street, 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 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 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 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 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 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

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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 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) 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; 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 earning 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 earning, avails and proceeds thereof as aforesaid.

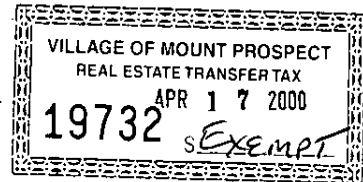
And the said grantor(s) hereby expressly waive(s) and release(s) any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads and sale on execution or otherwise.

In WITNESS WHEREOF, the GRANTOR(s) aforesaid has/have hereunto set his/her/their hand(s) and seal(s) on the date stated herein.

Exempt under provisions of Paragraph E, Section 31-45, Property Tax code.

Dated: JANUARY 24

1999  
2000 Frank M Cook  
Owner/Agent



The date of this deed of conveyance is December 24, 1999  
JANUARY 24 2000

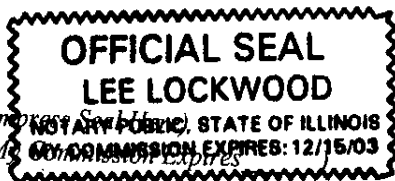
Frank M. Cook  
(SEAL) FRANK M. COOK

(SEAL) ■

Sylvia M. Cook  
(SEAL) SYLVIA M. COOK

(SEAL) ■

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that FRANK M. COOK and SYLVIA M. COOK, husband and wife, personally known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she(they) signed, sealed and delivered the said instrument as his/her(their) free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.



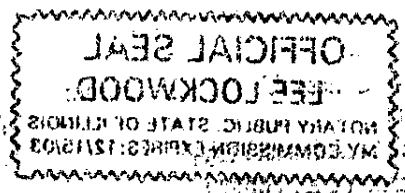
Given under my hand and official seal this 24th day of JANUARY, 2000

Lee Lockwood

Notary Public

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LEGAL DESCRIPTION RIDER

For the premises commonly known as 740 Creekside, Unit 306 D, Mount Prospect, IL 60056

PARCEL 1:

UNIT NUMBER 306D IN CREEKSIDE AT OLD ORCHARD CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:  
PART OF LOTS 1 AND 2 IN OLD ORCHARD COUNTRY CLUB SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 27 AND PART OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 28 BOTH IN TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS  
WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 96261584, AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDEVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS IN FAVOR OF PARCEL 1 CREATED BY DECLARATION RECORDED AS DOCUMENT NUMBER 96261584, AS AMENDED FROM TIME TO TIME

PARCEL 3:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-25 AND STORAGE SPACE S-25 AS DELINEATED ON SURVEY ATTACHED TO DECLARATION RECORDED AS DOCUMENT NUMBER 96261584, AS AMENDED FROM TIME TO TIME

This instrument was prepared by:  
Lee Lockwood  
Law Offices of John Peter Curielli,  
P.C.  
126 S. Northwest Hwy  
Barrington, IL 60010

Send subsequent tax bills to:  
Frank M. Cook  
Sylvia M. Cook  
740 Creekside, Unit 306 D  
Mt. Prospect, IL 60056

Recorder-mail recorded document to:  
Lee Lockwood  
Law Offices of John Peter Curielli,  
P.C.  
126 S. Northwest Hwy  
Barrington, IL 60010

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## STATEMENT BY GRANTOR AND GRANTEE

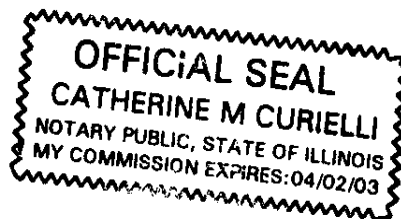
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 4/5, 2000

Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before  
me by the said Agent  
this 5th day of April,  
2000.

Notary Public Catherine M. Curielli



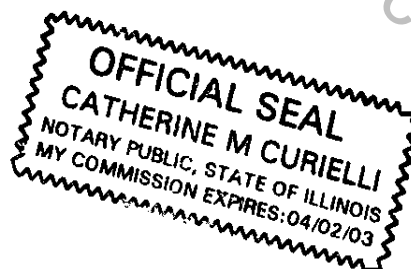
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

Dated 4/5, 2000

Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before  
me by the said Agent  
this 5th day of April,  
2000.

Notary Public Catherine M. Curielli



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.)