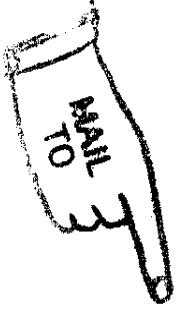




Doc#: 0332118064
Eugene "Gene" Moore Fee: \$32.50
Cook County Recorder of Deeds
Date: 11/17/2003 09:37 AM Pg: 1 of 5



DEED IN TRUST

)
)
) This instrument prepared
) by and mail to after recording:
) Daniel A. Weiler
) Schwarz, Weiler & Lengle, P.C.
) 303 West Main Street
) West Dundee, IL 60118
)
) Grantees Address and mail
) Tax Bills to:
) Antoinette Bean, Trustee
) 1051 Wakefield Drive
) Elgin, IL 60120
)

THE GRANTOR, Antoinette Bean, a widow, of the City of Elgin, the County of Cook and State of Illinois, for and in consideration of Ten and no/100 Dollars (\$10.00), and other good and valuable considerations in hand paid, Conveys and Warrants unto Antoinette Bean, as Trustee under the provisions of a Declaration of Trust dated June 27, 2003 and known as the Antoinette Bean Trust Dated June 27, 2003 (hereinafter collectively and individually referred to as "said trustee,") 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 attached as Exhibit "A"

PIN: 08-23-200-030-0000

Commonly known and described as: 571 Dempster, Mt. Prospect, IL 60056

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts 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 of 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 praesenti or in futuro, and upon any terms and for any period or periods of time, not

Syes
P 5788
m yes
h

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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 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 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 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 hereby expressly waives and releases 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.

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IN WITNESS WHEREOF, the Grantor has hereunto set her hand and seal this 27th day of June, 2003.

Antoinette Bean
Antoinette Bean

STATE OF ILLINOIS
 }SS.
COUNTY OF KANE

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Antoinette Bean, a widow, 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 official seal, this 27th day of June, 2003.

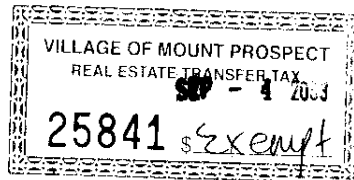
James F. Lamkin
Notary Public



EXEMPT UNDER THE PROVISIONS OF
PARAGRAPH (E), SECTION 31-45 OF
THE REAL ESTATE TRANSFER TAX LAW.

7-31-03
Date

[Signature]
Representative



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EXHIBIT "A"

That part of the South 96.33 feet of the North 401.0 feet, measured at right angles, of the East 522.0 feet, measured on the North and South lines thereof, of that part of Lot 2 in LINNEMAN'S DIVISION OF LANDS in Section 23, Township 41 North, Range 11 East of the 3rd Principal Meridian lying South of the South line of Dempster Street (said South line of Street being a line 50.0 feet South, measured at right angles and parallel with the North line of said Lot 2 being also the North line of the Northeast 1/4 of said Section 23) bounded by a line described as follows: Beginning at a point on the North line of said South 96.33 feet, which is 406.53 feet West of the intersection of said North line with the East line of said Lot 2; thence West along the North line of the South 96.33 feet, 115.47 feet to the West line of the East 522.0 feet of said Lot 2, as aforesaid; thence South 00 degrees 57 minutes 10 seconds West along the West line of said East 522.0 feet, 96.34 feet to the South line of said North 401.0 feet aforesaid; thence East along the South line of said North 401.0 feet, 142.07 feet to a point on said line which is 379.93 feet West of the intersection of said South line with the East line of said Lot 2; thence North at right angles to said South line, 66.33 feet; thence West 25.0 feet; thence North, 30.0 feet to the place of beginning, in Cook County, Illinois.

Commonly known as: 571 Dempster, Mt. Prospect, IL 60056

PIN: 08-23-200-030-0000

PROPERTY OF COOK COUNTY 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 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 June 27, ~~19~~ 2003 Signature: *Antoinette Bean*
Grantor or Agent

Subscribed and sworn to before me by the
said Antoinette Bean
this 27th day of June
~~19~~ 2003

Jane Lamkin
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.

Dated June 27, ~~19~~ 2003 Signature: *Antoinette Bean*
Grantee or Agent

Subscribed and sworn to before me by the
said Antoinette Bean, Trustee
this 27th day of June
~~19~~ 2003

Jane Lamkin
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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]