

UNOFFICIAL COPY



WARRANTY DEED IN TRUST

Doc#: 0400817192
Eugene "Gene" Moore Fee: \$30.50
Cook County Recorder of Deeds
Date: 01/08/2004 02:50 PM Pg: 1 of 4

The Grantor,
MARGARET GASPARAC,
a widow,
of the Village of Crestwood,
County of Cook, State of
Illinois for and in consideration
of Ten Dollars (\$10.00) and

other good and valuable consideration in hand paid, Conveys and Warrants unto MARGARET P. GASPARAC as TRUSTEE under the Trust Agreement dated the 3rd day of November, 2003, and known as the MARGARET P. GASPARAC TRUST (the "instrument"), 13911 James Drive, #1005, Crestwood, IL 60445, the following described real estate in the County of Cook, State of Illinois, to wit:

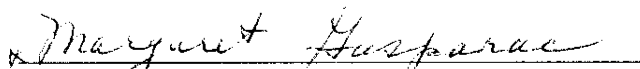
SEE ATTACHED LEGAL DESCRIPTION

Commonly known as: 13911 James Drive, Unit 1005, Crestwood, Illinois 60445
Permanent Index Number: 28-04-301-002

Subject to the express conditions subsequent that any person dealing with any Trustee (a) shall not be obligated to (i) see to the application of any money paid or property delivered to the Trustee or (ii) inquire into the terms of the instrument or the necessity or expediency of any act of the Trustee, and (b) may rely upon the written certification of the Trustee that the Trustee has the power and authority to sell, mortgage or lease said premises or otherwise act as stated in the written certification.

The Trustee (which term shall refer to the Trustee originally named or to any successor Trustee), subject to the conditions aforesaid, shall have and hold said premises upon the trusts and for the uses and purposes set forth in the instrument.

IN WITNESS WHEREOF, the Grantor aforesaid has hereunto set her hand and seal this 3rd day of November, 2003.


Margaret Gasparac

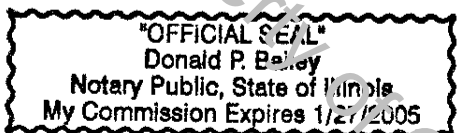
5 yes
D 466
M yes
h

UNOFFICIAL COPY

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 MARGARET GASPARAC, a widow, is 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, including the releases and waiver of the right of homestead.

Given under my hand and official seal, this _____ day of _____, 20__.



 NOTARY PUBLIC

PREPARED BY: Donald P. Bailey, 10729 W. 159th Street, Orland Park, IL 60467

MAIL TO:
 Donald P. Bailey
 Attorney at Law
 10729 W. 159th St.
 Orland Park, Illinois 60467

SEND SUBSEQUENT TAX BILLS TO:
 Mrs. Margaret P. Gasparac
 13911 James Drive, #1005
 Crestwood, IL 60445

PROPERTY ADDRESS:
 13911 James Drive, #1005
 Crestwood, IL 60445



ILLINOIS UNIFORM PROBATE TRANSFER TAX ACT SEC. 4
 CHAS. E. & COOK COUNTY ORD. 93104 PAR. E
 DATE SIGN

 Margaret P. Gasparac

Property of Cook County Clerk's Office

UNOFFICIAL COPY

LEGAL DESCRIPTION

PARCEL 1:

UNIT 1005- B IN THE SANDPIPER SOUTH CONDOMINIUM UNIT NO 5, AS DELINEATED ON SURVEY OF LOTS 10 AND 11 IN SANDPIPER SOUTH UNIT NO 4, A SUBDIVISION OF PART OF THE SOUTH WEST 1/4 OF SECTION 4, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN (HEREINAFTER REFERRED TO AS PARCEL) WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY BEVERLY BANK, A CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 22, 1972 AND KNOWN AS TRUST NO 8-4011 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT 23674374, TOGETHER WITH .0200 PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) ALL IN COOK COUNTY, ILLINOIS

ALSO

PARCEL 2:

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN THE DECLARATION OF EASEMENTS BY BEVERLY BANK, AS TRUSTEE UNDER TRUST NO 8-4011 RECORDED DECEMBER 12, 1973 AS DOCUMENT 22570315, AND AS CREATED BY DEED FROM BEVERLY BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 22, 1972 AND KNOWN AS TRUST NO 8-4011 TO PHILIP GASPARAC AND MARGARET GASPARAC, HIS WIFE RECORDED AS DOCUMENT 23868038 FOR THE PURPOSES OF PASSAGE, USE AND ENJOYMENT, INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS

Commonly known as:

13911 James Drive, #1005, Crestwood, Illinois 60445

P.I.N.:

28-04-301-009

Cook County Clerk's Office

UNOFFICIAL COPY

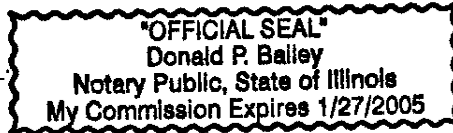
AFFIDAVIT BY GRANTOR AND GRANTEE

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 SEP 3, 2003

Signature: Margaret Gasparac
Grantor or Agent

Subscribed and sworn to before me by the said grantee this 3rd day of November, 2003.



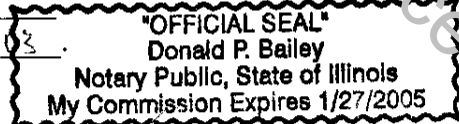
Notary Public Donald P. Bailey

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 11-3, 2003

Signature: Margaret Gasparac
Grantee or Agent

Subscribed and sworn to before me by the said grantee this 3rd day of November, 2003.



Notary Public Donald P. Bailey

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.)