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04111480340

QUIT CLAIM DEED IN TRUST

Doc#: 0411148034

Eugene "Gene" Moore Fee: \$30.50

Cook County Recorder of Deeds

Date: 04/20/2004 07:50 AM Pg: 1 of 4

THE GRANTORS, PETER WEST ENGLAND, a married man, of 347 W. Belden Avenue, Chicago, Illinois 60614, and CAROL ENGLAND, his wife, of 347 W. Belden Avenue, Chicago, Illinois 60614, in consideration of Ten and No/100 (\$10.00) Dollars, CONVEY AND QUIT CLAIM to PETER WEST ENGLAND, not individually, but as Trustee of the PETER WEST ENGLAND TRUST dated April 1, 2004, an undivided one-half interest, and to CAROL ENGLAND, not individually, but as Trustee of the CAROL ENGLAND TRUST dated April 1, 2004, an undivided one-half interest (hereinafter referred to as "said trustee" regardless of the number of trustees), each as tenants in common with respect

to such interests, and not as joint tenants with right of survivorship, and unto all and every successor or successors in trust under said trust agreements, of the Grantors' interest in the following described real estate in the County of Cook, State of Illinois, to wit:

PARCEL 1: THE WEST 17.38 FEET OF THE EAST 18.75 FEET OF LOT 6 AND THE EAST 1.37 FEET OF THE SOUTH 6.32 FEET OF LOT 6 AND THE WEST 3.44 FEET OF THE SOUTH 6.32 FEET OF LOT 7 IN THE SUBDIVISION OF THE NORTH 104.35 FEET OF THE WEST 208.71 FEET OF BLOCK 15 IN CANAL TRUSTEES' SUBDIVISION OF PART OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE WEST 30.80 FEET OF THE EAST 87.36 FEET OF THAT PART OF LOT 34 WHICH LIES NORTH OF THE ALLEY IN ANITA, A SUBDIVISION OF PART OF BLOCK 15 IN CANAL TRUSTEES' SUBDIVISION OF PART OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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 and set forth herein.

Permanent Index Number: 14-33-202-016-0000

Commonly known as: 347 W. Belden Avenue, Chicago, Illinois 60614

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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, 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, 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 thereof, 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 the 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 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.

And the said grantors hereby expressly waive and release any and all rights or benefits under and by virtue of any and all statutes of the State of Illinois, providing the exemption of homesteads from sale on execution or otherwise.

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In Witness Whereof, the undersigned aforesaid have hereunto set their hand and seal this 1st day of April, 2004.

Peter West England
PETER WEST ENGLAND

Carol England
CAROL ENGLAND

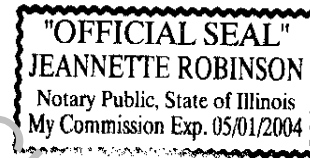
STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that PETER WEST ENGLAND, and CAROL ENGLAND, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 1 day of April, 2004.

Jeannette Robinson
Notary Public

My commission expires: 05/01/2004



This instrument was prepared by:
Susan M. Rentschler
Attorney at Law
203 N. LaSalle Street, Suite 2100
Chicago, Illinois 60601

Record and Mail to:

Susan M. Rentschler
Attorney at Law
203 N. LaSalle Street, Suite 2100
Chicago, Illinois 60601

Send Subsequent Tax Bills to:

PETER WEST ENGLAND, Trustee
CAROL ENGLAND, Trustee
347 W. Belden Avenue
Chicago, Illinois 60614

Exempt under provisions of Paragraph E, Section 31-45 Real Estate Transfer Tax Law.

4-1-04
Dated

Susan M. Rentschler
Signature

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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.

Signature: Susan Rentsche
Grantor or Agent

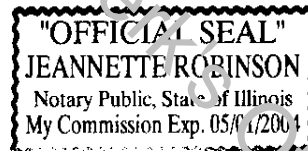
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Signature: Susan Rentsch
Grantee or Agent

Dated April 1st, 2004

Subscribed and sworn to before me
this 1 day of April, 2004.

Notary Public: Jeannette Robinson



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 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.)