

# UNOFFICIAL COPY

## DEED IN TRUST

Mail To: Marc L. Brown  
422 N. Northwest Hwy, #150  
Park Ridge, Illinois 60068

THE GRANTORS,  
Mitchell J. Popow & Rita A. Popow,  
each in his and her own right, and as husband  
and wife, of 5485 N. Austin Avenue,  
Chicago, Illinois 60630, Cook County

for and in consideration of TEN AND 00/100  
Dollars (\$10.00) and other value consideration  
in hand paid,

CONVEY AND WARRANT to:

Mitchell J. Popow and Rita A. Popow, as Trustees of the Popow Family Revocable Trust, created on May 11, 2004, and all and  
every successor trustee or trustees, in the following described Real Estate to wit:

◇ SEE LEGAL DESCRIPTION ATTACHED HERETO AND EXPRESSLY MADE A PART HEREOF. ◇

To have and to hold the said premises with the appurtenances on the trusts and for the uses and purposes set forth in said trusts.

This deed is made to said Trustees, who shall have authority to make deeds, leases, leases of coal, oil, gas, and other minerals, easements, and other conveyances of said property without further showing of authority than this deed. All grantees of the Trustee are lawfully entitled to rely on this power to convey without further inquiry into the power of the Trustee unless the grantee has actual knowledge that the conveyance is a violation of the trust

In no case shall any party dealing with said trustee or successor trustee or trustees in relation to said premises be obliged to see that the terms of the trusts have been complied with, or be obliged to inquire into the necessity of 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, 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 on or claiming under any such conveyance, lease, or other instrument (a) that at the time of the delivery thereof the 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 said trust agreement or in some amendment thereof and binding on all beneficiaries thereunder; (c) that said trustee was duly authorized and empowered to execute and deliver every such 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.

Such property situated in the County of Cook, in the State of Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of this State.

Dated this 11 day of May, A.D. 2004 ◇

Mitchell J. Popow (SEAL)  
Mitchell J. Popow ◇

Rita A. Popow (SEAL)  
Rita A. Popow ◇



Doc#: **0414816212**  
Eugene "Gene" Moore Fee: \$30.60  
Cook County Recorder of Deeds  
Date: 05/27/2004 02:18 PM Pg: 1 of 4

For Recorder's Use Only

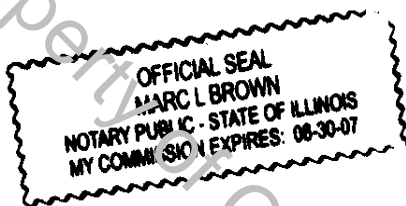
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STATE OF ILLINOIS )  
 ) ss  
COUNTY OF COOK )

I, Marc L. Brown, a Notary Public, in and for and residing in the said County in the State aforesaid do hereby certify that Mitchell J. Popow, and Rita A. Popow, as husband and wife and each in his and her own right, personally known to me to be the persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their free and voluntary act, and for the uses and purposes therein set forth, including right of homestead.

Given under my hand and Notarial Seal this 11 day of May, 2004 ◊.



Marc L. Brown  
Notary Public

P.I.N.: 13-08-200-063-0000

Common address: 5485 N. Austin Avenue, Chicago, Illinois 60630

### COUNTY - ILLINOIS TRANSFER STAMPS

EXEMPT UNDER PROVISIONS OF PARAGRAPH (e),  
SEC. 4, REAL ESTATE TRANSFER TAX ACT.

DATED: 5/11, 2004 ◊.

Mitchell J. Popow, attorney  
Buyer, Seller, or Representative

Send tax bills to:  
Mitchell J. Popow  
5485 N. Austin Avenue, Chicago, Illinois 60630

Document Prepared By:  
Marc L. Brown  
The Law Offices of Marc L. Brown  
422 N. Northwest Hwy, Ste. 150  
Park Ridge, Illinois 60068

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## LEGAL DESCRIPTION

LOT 44 (EXCEPT THE SOUTH 2 1/2 FEET THEREOF) AND THE SOUTH 1/2 OF LOT 45 IN BLOCK 4 IN L.E. CRANDALL'S JEFFERSON SUBDIVISION, BEING A SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING BETWEEN NORWOOD PARK AVENUE AND MILWAUKEE AVENUE, (EXCEPT 70 ACRES SOUTH AND ADJOINING BLOCK 1) IN COOK COUNTY, ILLINOIS.

Common Address: 5485 N. Austin Avenue, Chicago, Illinois 60630

P.I.N.: 13-08-200-063-0000

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 in Illinois.

Dated: 5/11, 2004.

Signature: Dianna Mandile

Subscribed and sworn to before me by the said Dianna Mandile, this 11th day of May, 2004.



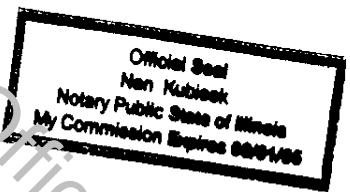
New Lbail

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 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 in Illinois.

Dated: 5/11, 2004.

Signature: Dianna Mandile

Subscribed and sworn to before me by the said Dianna Mandile, this 11th day of May, 2004.



New Lbail

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 Act.)

**EUGENE "GENE" MOORE**

RECORDER OF DEEDS / REGISTRAR OF TORRENS TITLES  
COOK COUNTY, ILLINOIS