

# UNOFFICIAL COPY

## QUIT CLAIM DEED



Doc#: 0425339117  
Eugene "Gene" Moore Fee: \$30.50  
Cook County Recorder of Deeds  
Date: 09/09/2004 03:54 PM Pg: 1 of 4

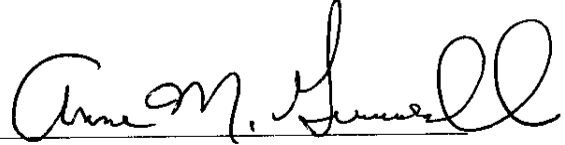
THE GRANTOR(S), Anne M. Gummersall, married to Geoffrey S. Gummersall, of 815 Elmwood, Wilmette, County of Cook, State of Illinois for and in consideration of Ten and No/100ths Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM(S) to GRANTEE(S), Anne M. Gummersall as Trustee under the provisions of a trust agreement known as the ANNE M. GUMMERSALL LIVING TRUST DATED September 3, 2004 (hereinafter referred to as said trustee, regardless of the number of trustees,) 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 the State of Illinois, to wit:

LOT 4 AND THE WEST ONE-HALF OF LOT 5, IN BLOCK 1 IN L.L. GREENLEAF'S RESUBDIVISION OF BLOCSKS 29 TO 14 INCLUSIVE, IN THE VILLAGE OF WILMETTE, IN NORTH SECTION QUILMETTE RESERVATION IN TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Index Number: 05-27-416-006-0000 and 05-27-416-016-0000

Commonly known as: 815 Elmwood, Wilmette, Illinois 60091

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. In Witness Whereof, the Grantor(s)/undersigned have hereunto set his/her/their hand(s) and seal(s) this 3<sup>rd</sup> day of SEPTEMBER, 2004.

  
Anne M. Gummersall

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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 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 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.

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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.

STATE OF ILLINOIS      )  
  ) SS.  
COUNTY OF COOK      )

I, the undersigned, a notary public in and for the State and County aforesaid, do hereby certify that Anne M. Gummersall, a married woman, personally known to me to be the same persons whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed 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 3rd day of September, 2004.

[Signature]  
Notary Public  
My commission expires: \_\_\_\_\_



This instrument was prepared by and after recording return to:

Send Subsequent Tax Bills to:

Scott E. Jensen, Esq.  
Murray, Jensen & Wilson, Ltd.  
101 N. Wacker, Suite 101  
Chicago, Illinois 60606

Anne M. Gummersall  
815 Elmwood  
Wilmette, Illinois 60091

Exempt under the provisions of 35 ILCS 200/31-45, Paragraph E of the Illinois Real Estate Transfer Tax Act

9/3/04  
Dated

[Signature]  
Signature

Village of Wilmette      EXEMPT  
Real Estate Transfer Tax **SEP 3 2004**

Exempt - 7589      Issue Date \_\_\_\_\_

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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: 9/3/04  
Signature: [Signature] (Grantor or Agent)  
Subscribed and sworn to before me by the said [Signature]  
this 3rd day of September 2004.

[Signature] (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: 9/3/04  
Signature: [Signature] (Grantee or Agent)  
Subscribed and sworn to before me by the said [Signature]  
this 3rd day of September 2004.

[Signature] (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.]