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WARRANTY DEED IN TRUST

Doc#: 0503349066
Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 02/02/2005 08:54 AM Pg: 1 of 4

THE GRANTORS, GENE K. IDENO and HELEN A. IDENO, husband and wife, of Park Ridge, Illinois, for and in consideration of TEN AND NO/100 (\$10.00) DOLLARS in hand paid, and other good and valuable consideration, CONVEY AND WARRANT 1/2 Interest to GENE K. IDENO, Trustee of the GENE K. IDENO TRUST, dated August 24, 2004, and 1/2 Interest to HELEN A. IDENO, Trustee of the HELEN A. IDENO TRUST, dated August 24, 2004, of 1301 Tyrell Ave., Village of Park Ridge, County of Cook, State of Illinois, grantee, THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, TO-WIT:

SEE ATTACHED LEGAL DESCRIPTION

PERMANENT INDEX NUMBER: 09-22-306-026-1000
Common Address: 1301 Tyrell Ave., Park Ridge, IL 60068



CITY OF PARK RIDGE
REAL ESTATE
TRANSFER STAMP
NO. 23937

TO HAVE AND TO HOLD 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 re-subdivide 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 the term of any single demise the term of 99 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 reversions 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

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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 successor in trust, that such successor successors in trust have been property 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.

If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of title or duplicate thereof, or memorial, the words "in trust" or "upon condition", or "with limitations", or words of similar import, in accordance with the statute in such case made and provided.

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

In Witness Whereof, the grantors aforesaid have hereunto set their hands and seals on August 24, 2004.

Gene K. Ideno (Seal)
GENE K. IDENO

Helena A. Ideno (Seal)
HELEN A. IDENO

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that GENE K. IDENO and HELEN A. IDENO, husband and wife, 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 he/she signed, sealed and delivered the said instrument as his/her free and voluntary act, as such Trustee for the uses and purposes therein set forth.

Given under my hand and official seal, this 24th day of August, 2004.

Terrence D. Kane
Notary Public



Commission expires:

THIS INSTRUMENT WAS PREPARED BY: TERRENCE D. KANE, Atty., 505 East Golf Road, Suite A, Arlington Heights, IL 60005

MAIL TO:
Terrence D. Kane

Attorney at Law
505 East Golf Road, Suite A
Arlington Heights, IL 60005

Address of Property & Grantee:
1301 Tyrell Ave.
Park Ridge, IL 60068

Send subsequent tax bills to:
Grantee

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EXHIBIT A

LOTS 12, 13 AND 14 AND THAT PART OF LOT 15, LYING SOUTH OF THE SOUTH LINE OF LOT 11 EXTENDED EAST, TOGETHER WITH THE NORTH PART OF LOT 15 LYING SOUTH OF THE SOUTH LINE OF LOT 11 EXTENDED EAST, LYING EAST OF THE EAST LINES OF LOTS 12, 13 AND 14, LYING NORTHEASTERLY OF THE SOUTHWESTERLY LINE OF LOT 14 EXTENDED SOUTHEASTERLY AND LYING SOUTH OF THE NORTH LINE OF LOT 12 EXTENDED EASTERLY, ALSO THE NORTHEASTERLY 1/2 OF THE NORTHWESTERLY AND THE SOUTHEASTERLY VACATED ALLEY LYING SOUTHEASTERLY OF THE WEST LINE OF LOTS 13 AND 14 EXTENDED SOUTH AND LYING NORTHWESTERLY OF THE EAST LINE OF LOT 15 EXTENDED SOUTH; ALL BEING IN BLOCK 1 IN THE RESUBDIVISION OF MAINE TOWNSHIP HIGH SCHOOL ADDITION, BEING A SUBDIVISION OF THAT PART OF THE WESTERLY 8.365 CHAINS (MEASURED ALONG THE EAST AND WEST 1/4 SECTION LINE) OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 22, TOWNSHIP 41, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE CENTER LINE OF RAND ROAD, IN COOK COUNTY, ILLINOIS.

Exempt Under Real Estate Transfer Tax Act, § 10-4

Par. 5-6, Cook County Ord. 5-1-04, Par. 1

Date: 8/24/09 Sign: *Terrence D. Lane*

attorney

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ATTORNEYS' TITLE GUARANTY FUND, INC.

STATEMENT BY GRANTOR AND GRANTEE

The grantor or the grantor's agent affirms that, to the best of his or her 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 8/24/04

Shoufa Hoban
Signature of Grantor or Agent

Subscribed and sworn to before me this

24 day of August, 2004
Day Month Year



Terrence D Kane
Notary Public

The grantee or the grantee's 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 8/24/04

Shoufa Hoban
Signature of Grantee or Agent

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.)

Subscribed and sworn to before me this

24 day of August, 2004
Day Month Year



Terrence D Kane
Notary Public