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DOCUMENT PREPARED BY AND
AFTER RECORDING, MAIL TO:

William J. Cotter
COTTER & ASSOCIATES, LLC
8182 South Cass Avenue
Darien, Illinois 60561



Doc#: 0507646099
Eugene "Gene" Moore Fee: \$32.50
Cook County Recorder of Deeds
Date: 03/17/2005 01:36 PM Pg: 1 of 5

DEED IN TRUST [ILLINOIS]

THE GRANTOR, VERONICA J. FLEISCHMANN (formerly known as VERONICA J. APPLETON a/k/a/ VERONICA APPLETON), married to ERWIN W. FLEISCHMANN, of the municipality of Niles, County of Cook, Illinois, for and in consideration of TEN DOLLARS (\$10.00) and other valuable consideration, hereby CONVEY and WARRANT to VERONICA J. FLEISCHMANN, not individually, but as trustee of the VERONICA J. FLEISCHMANN TRUST DATED FEBRUARY 26, 2005, 8410 Greenwood Drive, Niles, IL 60714-1309, all my right, title and interest in and to the real estate legally described on Exhibit A attached hereto, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois, to have and to hold the above remised, released, and conveyed premises with the appurtenances thereof unto the said grantee trust, its successors and assigns to it and its own proper use and benefit forever.



CITY OF PARK RIDGE
REAL ESTATE
TRANSFER STAMP

NO. 24221

This transaction is **EXEMPT** from transfer taxes under Sec. 4(e) of applicable transfer tax statutes.

Grantor Agent

2/26/05

[Date]

FULL POWER AND AUTHORITY is hereby granted to said trustee to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys, to vacate any subdivision or part thereof, and to re-subdivide said real estate 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 real estate 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 real estate, 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 real estate, or any part thereof, to lease said real estate, 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 two hundred 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,

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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 real estate, 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 real estate or any part thereof, and to deal with said real estate 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, or any successor in trust in relation to said real estate, or to whom said real estate or any part thereof shall be conveyed, contracted to be sold, lease or mortgaged by said Trustee, or any successor in trust, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on said real estate, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the authority, 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, or any successor in trust, 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 all amendments thereof, if any, and is binding upon all beneficiaries thereunder, (c) that said trustee, or any successor in trust, 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.

This conveyance is made upon the express understanding and condition that neither said trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or they, or its or their agents or attorneys, may do or omit to do in or about the said real estate or under the provisions of this deed or said trust agreement or any amendment thereto, or for injury to person or property happening in or about said real estate, any and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by said trustee in connection with said real estate may be entered into by it in the name of the then beneficiaries under said trust agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or at the election of the trustee, in its own name, as trustee of an express trust and not individually (and the trustee shall have no obligation whatsoever with respect to any such contract, obligation, or indebtedness except only so far as the trust property and funds in the actual possession of the trustee shall be applicable for the payment and the discharge thereof.) All persons and corporations whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this deed. The interest of each and every beneficiary hereunder and under said Trust Agreement 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 any 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 earnings, avails or proceeds thereof as aforesaid, the intention hereof being to vest in said trustee the entire legal and equitable title in fee simple, in and to all of the real estate above described.

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IN WITNESS WHEREOF the undersigned has executed and delivered this Deed in Trust on this 26th day of FEBRUARY, 2005.

Signed:


VERONICA J. FLEISCHMANN


ERWIN W. FLEISCHMANN

State of Illinois)

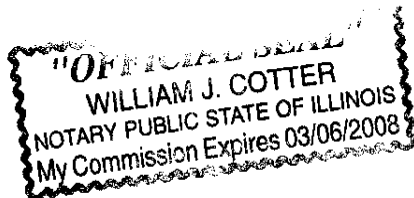
) §§

ACKNOWLEDGMENT

County of DuPage)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **DO HEREBY CERTIFY** that VERONICA J. FLEISCHMANN, married to ERWIN W. FLEISCHMANN, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, or acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead. Given under my hand and official seal, this 26th day of FEBRUARY, 2005.

[SEAL]




NOTARY PUBLIC

FUTURE TAX BILLS TO:
VERONICA J. FLEISCHMANN, Trustee
8410 Greenwood Lane
Niles, IL 60714-1809

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DEED IN TRUST
(ILLINOIS)

Legal Description

PARCEL 1: UNIT NUMBER 304 IN THE CLIFTON TERRACE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 37, 38, 39, 40, 41, 42, 43, 44 AND 45 IN BLOCK 15 IN IRA BROWN'S ADDITION TO PARK RIDGE, A SUBDIVISION OF THE LOTS 13 TO 15 IN ASSESSOR'S DIVISION OF THE SOUTHWEST 1/4 OF SECTION 26, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 99623188; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO USE PARKING SPACES 304P AND STORAGE SPACE 304S, AS A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AS AFORESAID.

Permanent Index Number: 09-26-323-021-1012

**Address of Real Estate: 115 North Clifton #304
Park Ridge, IL 60068**

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STATEMENTS OF EXEMPTION

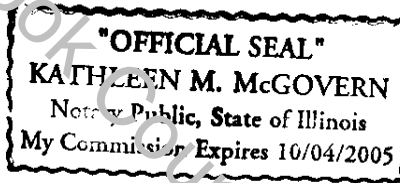
THIS TRANSACTION IS EXEMPT FROM TRANSFER TAXATION BY VIRTUE OF SECTION 4 (e) OF APPLICABLE TRANSFER TAX ORDINANCES.

GRANTOR STATEMENT: To the best of the knowledge of the Grantor(s), the name of the grantee(s) 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 in 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] 2/26/2005
Grantor Agent (Date)

Subscribed and Sworn to before me this 26 day of February, 2005

[Signature]
Notary Public



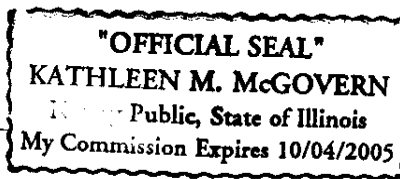
[SEAL]

GRANTEE STATEMENT: The name of the grantee shown on the deed or assignment of beneficial interest in the 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] 2/26/2005
Grantee Agent (Date)

Subscribed and Sworn to before me this 26 day of February, 2005

[Signature]
Notary Public



[SEAL]