



Doc#: 0509818037
Eugene "Gene" Moore Fee: \$28.50
Cook County Recorder of Deeds
Date: 04/08/2005 10:28 AM Pg: 1 of 3

Mail Tax Bills to:
3625 Monroe Street
Lansing, Illinois 60438

DEED INTO TRUST

THIS INDENTURE WITNESSETH that HELEN SANDERS, a/k/a Helen J. Sanders, of 3652 Monroe Street, Lansing, Cook County, State of Illinois, ("Grantors") for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, convey and transfer to HELEN J. SANDERS, as Trustee of the Helen J. Sanders Trust No. 101, the following described real estate in Cook County, Illinois, to-wit:

Lot Fourteen (14), and the West half of Lot Fifteen (15), in Block three (3), in Wentworth Manor, a subdivision of Lot D in Meeter's First Subdivision of Lands in the Southeast fractional quarter of Section 29 and the East fractional half of Section 32, Township 36 North, Range 15 East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Number: 56-79-650 A
Address of Real Estate: 3625 Monroe Street, Lansing, Illinois 60438

In the event of the resignation or incapacity of Helen J. Sanders, as Trustee, then Elaine Sanders and Teresa Jeannette DeYoung, as Successor Trustee, or any other successor Trustee, shall become without any further act, deed or conveyance vested with all the title, right and interest in and to the real estate herein described. Full power and authority is hereby granted to said Trustee and to said Trustee's successor and successors in trust to mortgage, sell and convey such real estate.

In no case shall any party dealing with such Trustee in relation to the real estate or to whom the real estate or any part thereof shall be sold or conveyed be obliged to see that the terms of the Trust Agreement have been complied with, or be obliged to inquire into the necessity or expediency of any act of the Trustee, or be obliged or privileged to inquire into any of the terms of the Trust Agreement; and every deed, trust deed, or other instrument executed by the Trustee in relation to the real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance or other instrument:

- (a) That at the time of the delivery thereof the trust created by the 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 deed and in the Trust Agreement or in any amendment thereof and binding upon all beneficiaries thereunder;
- (c) That the Trustee or her successor or successors in trust were duly authorized and empowered to execute and deliver every such deed, trust deed or other instrument; and
- (d) If the conveyance is made by or to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all of the title, estate, rights, powers, authorities, duties and obligations of its, his or their predecessors in trust.

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Neither the Trustee nor her successor or successors in trust shall be personally liable upon any conveyance of the real estate, either by deed or mortgage. Any successor Trustee shall possess all of the powers herein granted to the original Trustee in the absence, death or inability to act on the part of such Trustee, and any conveyance or mortgage by such successor Trustee shall be conclusive evidence of such Trustee's authority to execute such deed or mortgage.

IN WITNESS WHEREOF, the Grantor has set her hand and seal this 14th day of January, 2005.

Helen J Sanders
HELEN SANDERS

EXEMPT UNDER REAL ESTATE TRANSFER TAX ACT SEC. 4, PARAGRAPH E AND COOK COUNTY ORD. 93104, PARAGRAPH E.

Date: January 14, 2005 Signature: *Helen J Sanders*
Helen J. Sanders

STATE OF INDIANA)
)SS:
COUNTY OF LAKE)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Helen Sanders, and acknowledged her execution of the foregoing Deed into Trust as her voluntary act and deed for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal this 14th day of January, 2005.

George W. Carberry
GEORGE W. CARBERRY, Notary Public

My Commission Expires: 4/09/07
County of Residence: Porter

This Instrument prepared by George W. Carberry, Attorney at Law, 57 Franklin Street, Suite 203, Valparaiso, Indiana 46383
Return to: George W. Carberry, 57 Franklin Street, Suite 203, Valparaiso, Indiana 46383

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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.

Dated: January 14, 2005, ~~XXXX~~

Helen J. Sanders
(signature of grantor or agent)

Helen J. Sanders

Subscribed and Sworn to before me by the said Helen J. Sanders this 14th day of January, 2005, ~~xx~~

George W. Carberry
Notary Public George W. Carberry

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: January 14, 2005, ~~xx~~

Helen J. Sanders
(signature of grantee or agent)
Helen J. Sanders

Subscribed and Sworn to before me by the said Helen J. Sanders this 14th day of January, 2005, ~~xx~~

George W. Carberry
Notary Public George W. Carberry

NOTE: Any person who knowingly submits a false statement concerning the identify 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 ABL to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act).