



0510149020

GEORGE E. COLE®  
LEGAL FORMS

No. 1990-REC  
April 2000

Doc#: 0510149020  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 04/11/2005 09:47 AM Pg: 1 of 3

DEED IN TRUST  
(ILLINOIS)

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AW  
1130.00  
Pee Alba Lovee Crty Collector

THE GRANTOR Terry Beynon and William Beynon, joint tenants, 6337 Roosevelt Road, # 108, Berwyn, IL 60402 of the County of Cook and State of Illinois for and in consideration of Ten dollars \$10.00 DOLLARS, and other good and valuable considerations in hand paid, Convey and

(WARRANT s /QUIT CLAIM s)\* unto not personally but solely as Trustee under the provisions of the trust agreement dated and known as Trust Number Bank Financial F.S.B./ 15W060 North Frontage Road, Burr Ridge, IL 60527 Attention: Land Trust (Name and Address of Grantee)

as Trustee under the provisions of a trust agreement dated the 17th day of March, 2005, and known as Trust Number 010823 (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 State of Illinois, to wit:

UNIT 108 IN THE ATRIUM COURT VILLAGE HOME CONDOMINIUMS, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 86285253 AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN SECTION 20, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

16-20-100-039-1019

Permanent Real Estate Index Number(s):  
Address(es) of real estate: 6337 Roosevelt Road, Unit 108, Berwyn, IL 60402

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.

FREEDOM TITLE CORP.

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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, hers, 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.

And the said grantor \_\_\_\_\_ hereby expressly waive \_\_\_\_\_ and release \_\_\_\_\_ any and all right or benefit under and by virtue of 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 grantor \_\_\_\_\_ aforesaid ha\_\_\_\_\_ hereunto set \_\_\_\_\_ hand \_\_\_\_\_ and seal

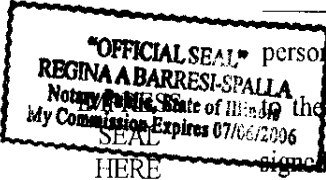
this 4<sup>th</sup> day of April, 2005

Terry Beynon (SEAL)

William Beynon by John Beynon (SEAL)  
his attorney in fact

State of Illinois, County of \_\_\_\_\_ ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Terry Beynon and William Beynon, as joint tenants  
6337 Roosevelt Road, # 108, Berwyn, IL 60402



personally known to me to be the same person s whose name \_\_\_\_\_ are \_\_\_\_\_ subscribed  
to the foregoing instrument, appeared before me this day in person, and acknowledged that t h e y  
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 4<sup>th</sup> day of April, 2005

Commission expires 7/6/2006 Regina A. Barresi-Spalla  
NOTARY PUBLIC

This instrument was prepared by Hegarty, Kowols & Associates, 301 W. Touhy Avenue, Park Ridge, IL 60068  
(Name and Address)

\*USE WARRANT OR QUIT CLAIM AS PARTIES DESIRE  
\_\_\_\_\_  
(Name)

SEND SUBSEQUENT TAX BILLS TO:  
Sergio Vargas  
(Name)

MAIL TO: David Gorr  
(Address)  
205 W. Randolph, Suite 2150  
Chicago, IL 60606  
(City, State and Zip)

6337 Roosevelt Road, # 108  
(Address)  
Berwyn, IL 60402  
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. \_\_\_\_\_


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*Stamps*

Property of Cook County Clerk's Office

STATE TAX

STATE OF ILLINOIS



APR. -8.05

COOK COUNTY


# 0000016212

REAL ESTATE TRANSFER TAX
00113.00
FP351023

COUNTY TAX

COOK COUNTY

REAL ESTATE TRANSACTION TAX



APR. -8.05

REVENUE STAMP

# 0000016529

REAL ESTATE TRANSFER TAX
00056.50
FP351014