

# UNOFFICIAL COPY

## QUIT CLAIM DEED IN TRUST

**Prepared By:**  
HAROLD T. ROHLFING, P.C.  
1010 Lake Street, Suite 612  
Oak Park, IL 60301



Doc#: 0524554074 Fee: \$30.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 09/02/2005 03:34 PM Pg: 1 of 4

**THIS INSTRUMENT WITNESSETH**, That the grantors, ANDREW K. PRINZ and CAROL K. PRINZ, Husband and Wife, of Cook County, Illinois, for and in consideration of TEN & 00/100 DOLLARS, convey and quit claim unto CAROL K. PRINZ, as Trustee of the ANDREW & CAROL PRINZ FAMILY TRUST, U/D/T dated July 5, 2005, the following described real estate in the County of COOK, State of Illinois, to wit:

THE SOUTH HALF OF LOT 6 IN BLOCK 1 IN OAK PARK HIGHLANDS, A SUBDIVISION OF LOT 2 IN CIRCUIT COURT PARTITION BEING A SUBDIVISION OF THE NORTH HALF OF THE SOUTH EAST QUARTER OF SECTION 6 AND THE NORTH WEST QUARTER OF THE SOUTH WEST QUARTER OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

**SUBJECT TO:** Covenants, conditions and restrictions of record  
**TAX KEY NO.:** 16-06-406-0131

### COUNTY-ILLINOIS STAMPS

Exempt Under Provision of Paragraph E, Section 4,  
Real Estate Transfer Act

Date:

Signature: 

**EXEMPTION APPROVED**  
*Danora Sokol*

VILLAGE CLERK  
VILLAGE OF OAK PARK

**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 is hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and 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 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

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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, 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 trust, 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.

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(s) and releases 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 grantors aforesaid have hereunto set their hand and seal this

17 day of August 2005.

  
 \_\_\_\_\_  
 ANDREW K. PRINZ

  
 \_\_\_\_\_  
 CAROL K. PRINZ

GRANTEES ADDRESS: 800 N. Elmwood Avenue, Oak Park, IL 60302

Property address

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STATE OF ILLINOIS                    )  
   )  
 COUNTY OF COOK                    )       SS

I, Catherine R. Sadowski, a Notary Public in and for said County, in the State aforesaid, do hereby certify that ANDREW K. PRINZ and CAROL K. PRINZ personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and 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 notarial seal, this 17<sup>th</sup> day of August, 2005.

Catherine R. Sadowski  
 NOTARY PUBLIC



**Prepared By:**  
 HAROLD T. ROHLFING  
 THE LAW OFFICE OF HAROLD T. ROHLFING, P.C.  
 1010 Lake Street, Suite 612  
 Oak Park, IL 60301

**Mail Recorded Deed To:**  
 HAROLD T. ROHLFING  
 THE LAW OFFICE OF HAROLD T. ROHLFING, P.C.  
 1010 Lake Street, Suite 612  
 Oak Park, IL 60301

**Mail Tax Bill To:**  
 ANDREW K. PRINZ and CAROL K. PRINZ  
 800 N. Elmwood  
 Oak Park, Illinois 60302

RE III

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## STATEMENT BY GRANTOR AND GRANTEE

### FOR PURPOSES OF RECORDING

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.

Date: August 17, 2005 Signature: [Handwritten Signature]  
Grantor or Agent

Subscribed and sworn to before me by the said

this 17<sup>th</sup> day of August, 2005

Catherine R Sadowski  
Notary Public



The Grantee 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.

Date: August 17, 2005 Signature: [Handwritten Signature]  
Grantee or Agent

Subscribed and sworn to before me by the said

this 17<sup>th</sup> day of August, 2005

Catherine R Sadowski  
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 offence and of a Class A misdemeanor for subsequent offenses.  
( Attach to Deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Sect. 4 of the Illinois Real Estate Transfer Tax Act.)