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THIS INSTRUMENT WAS PREPARED
BY AND RETURN TO:

Roselyn L. Friedman, Esq.
Sachnoff & Weaver, Ltd.
10 South Wacker Drive
40th Floor
Chicago, Illinois 60606-7507
RETURN TO: Box 367



Doc#: 0530003106 Fee: \$32.50
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/27/2005 01:05 PM Pg: 1 of 5

QUIT CLAIM DEED IN TRUST

THIS INSTRUMENT made this 29th
day of October, 2005, between Norman
Chapman and Joan Y. Chapman, husband,
and wife, as Tenants By The Entirety, whose address is Two Woodley Road, Winnetka, Illinois,
Grantor, and Joan Y. Chapman, as Trustee, or her successors in trust, under the Joan Y. Chapman
Estate Trust under agreement dated January 12, 1970, as amended, of Two Woodley Road,
Winnetka, Illinois, Grantee.

WITNESSETH:

That said Grantor, for and in consideration of the sum of TEN AND NO/100 (\$10.00)
DOLLARS and other good and valuable considerations to said Grantor in hand paid by said
Grantee, the receipt whereof is hereby acknowledged, does hereby convey and quit claim to the
said Grantee, all right, title and interest in the following described land, situate, lying and being
in Cook County, Illinois, to wit:

See Exhibit "A" attached hereto and made a part hereof.

This Deed is made subject to the lien of every trust deed or mortgage (if any there be) of
record in said county to secure the payment of money, and remaining unreleased at the date of the
delivery hereof.

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 each 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 provisions thereof at

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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 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 to execute 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, duties and obligations of its, his, her 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.

"Grantor" and "Grantee" are used for singular or plural, as context requires.

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IN WITNESS WHEREOF, Grantor has hereunto set Grantor's hand and seal the day and year first above written.

Norman Chapman
Norman Chapman

Joan Y. Chapman
Joan Y. Chapman

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Norman Chapman and Joan Y. Chapman, husband and wife, to be the 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.

Given under my hand and official seal, this 27th day of October, 2005.

Roselyn L. Friedman
Notary Public



UNOFFICIAL COPY**EXHIBIT A****LEGAL DESCRIPTION**

THAT PART OF THE EAST $\frac{1}{2}$ OF THE NORTHWEST $\frac{1}{4}$ OF SECTION 29, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE NORTH LINE OF SAID EAST $\frac{1}{2}$ OF THE NORTHWEST $\frac{1}{4}$ 200 FEET EAST OF THE NORTHWEST CORNER OF SAID EAST $\frac{1}{2}$ OF THE NORTHWEST $\frac{1}{4}$; THENCE SOUTH 89 DEGREES 31 $\frac{1}{2}$ MINUTES EAST ALONG SAID NORTH LINE 428.31 FEET; TO THE CENTER LINE EXTENDED OF PLAT OF EASEMENT RECORDED DECEMBER 16, 1931 AS DOCUMENT 111176216; THENCE SOUTH 34 DEGREES 58 MINUTES WEST 127.22 FEET ALONG THE CENTER LINE OF SAID EASEMENT TO A POINT OF CURVE; THENCE SOUTHWESTERLY ALONG A CURVED LINE HAVING A RADIUS OF 230 FEET CONVEX SOUTHEASTERLY 115.11 FEET AS MEASURED ALONG THE CHORD OF SAID CURVE TO A POINT OF TANGENCY; THENCE SOUTH 63 DEGREES 57 MINUTES WEST 298.22 FEET ALL ALONG THE CENTER LINE OF SAID EASEMENT TO THE INTERSECTION OF A LINE 200 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID EAST $\frac{1}{2}$ OF THE NORTHWEST $\frac{1}{4}$; THENCE NORTH ALONG SAID LINE 200 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID EAST $\frac{1}{2}$ OF THE NORTHWEST $\frac{1}{4}$ 313.61 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

Common Address: Two Woodley Road
Winnetka, Illinois 60093

Permanent Index Number: 05-29-101-023-0000

Provisions of paragraph E, Section 31-45
of the Illinois Property Tax Law.

10/27/05
Date

L. Nichols, agent
Buyer, Seller or Representative

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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 October 27, 2005 Signature: Roseley G. Friedman
Grantor or Agent ln

Subscribed and sworn to before me by the said agent this 27th day of October, 2005.

Lynn A. Nichols
Notary Public



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 October 27, 2005 Signature: Roseley G. Friedman
Grantor or Agent ln

Subscribed and sworn to before me by the said agent this 27th day of October, 2005.

Lynn A. Nichols
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 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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)