



DEED IN TRUST (ILLINOIS)

Doc#: 0530649044 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/02/2005 02:56 PM Pg: 1 of 3

THE GRANTOR, SHEILA M. HALL, a widow, of the County of COOK and State of ILLINOIS for and in consideration of the sum of (\$10.00) TEN DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby

Above space for Recorder's Office Only

CONVEYS and **WARRANTS** to **KEVIN M. JAMNIK** and **DAVID J. JAMNIK**, as Co-trustees, under the provisions of a Trust Agreement known as Trust No. RAN05985 dated the 1st day of November, 2005, and to any and all successors as Trustee appointed under said Trust Agreement, or who may be legally appointed, the following described real estate:

LOT THREE (3) in Park Terrace being a Re-Subdivision of Lots 266 to 273, both inclusive, in Peter M. Hoffman's Greater Park Ridge Subdivision in that part of the Southeast Quarter (1/4) of Section 21 and the West Half (1/2) of the Southwest Quarter (1/4) of Section 22, lying North of the Northerly line of the Right-of-way of the Chicago and Northwestern Railway Company, in Township 41 North, Range 12, East of the Third Principal Meridian, according to Plat of said Park Terrace registered in the Office of the Registrar of Titles of Cook County, Illinois on June 16, 1971, as Document Number 2562956.

Commonly known as: **1315 Lundergan, Park Ridge, Illinois 60068**

Property Identification No.: **09-22-300-046**



CITY OF PARK RIDGE
REAL ESTATE
TRANSFER STAMP
NO. **25225**

TO HAVE AND TO HOLD said real estate and appurtenances thereto upon the trusts set forth in said Trust Agreement and of the following uses:

1. The Trustee (or Trustees, as the case may be), is invested with the following powers: (a) to manage, improve, divide or subdivide the trust property or any part thereof, (b) To sell on any terms, grant options to purchase, contract to sell, to convey with or without consideration, to convey to a successor or successors in trust, any or all of the title and estate of the trust, and grant to such successor or successors in trust all the powers vested in the Trustee. (c) To mortgage, encumber or otherwise transfer the trust property, or any interest therein, as security for advances or loans. (d) To dedicate parks, streets, highways or alleys, and to vacate any portion of the premises. (e) To lease and enter into leases for the whole or part of the premises, from time to time, but any such leasehold or renewal shall not exceed a single term of 199 years, and to renew, extend or modify any existing lease.

2. Any party dealing with the Trustee with regard to the trust property, whether by contract, sale, mortgage, lease or otherwise, shall not be required to see to the application of the purchase money, loan proceeds, rental or other consideration given, nor shall be required to see that the terms of the trust have been complied with, or to enquire into the powers and authority of the Trustee, and the execution of every contract, option, deal, mortgage or other instrument dealing with the trust property, shall be conclusive evidence in favor of every person relying upon or claiming under such conveyance or other instrument, that at the time of the execution and delivery of any of the aforesaid instruments, the Trust Agreement above described was in full force and effect; that said instrument executed was pursuant to and in accordance with the authority granted the Trustee, and is binding upon the beneficiary or beneficiaries under said Trust Agreement; and if said instrument is executed by a successor or successors in trust, that he or they were duly appointed and are fully invested into the title, estate, rights, powers and duties of the preceding Trustee.

UNOFFICIAL COPY

3. The interest of each and every beneficiary under said Trust Agreement and hereunder, and of all person claiming under any of the beneficiaries, shall be only in the earnings, avails and proceeds arising from the sale or other disposition of the trust property and such interest is hereby declared to be personal property only, and the beneficiary or beneficiaries of the trust shall not have any title or interest therein, legal or equitable, except as stated.

All of the covenants, conditions, powers, rights and duties vested hereby, in the respective parties, shall inure to and be binding upon their heirs, legal representatives and assigns.

The Grantor hereby waives and releases any and all right and benefit under and by virtue of the Statutes of the State of Illinois providing for the exemption of homestead from sale or execution or otherwise.

DATED this 1st day of November, 2005

S. Hall

SHEILA M. HALL

EXEMPT UNDER PROVISIONS OF PARAGRAPH (E), SECTION 200/31/45
 PROPERTY TAX CODE. 05 *David [Signature]*
 DATE BUYER, SELLER OR REPRESENTATIVE

THIS DEED IS PREPARED WITHOUT THE BENEFIT OF A TITLE SEARCH OR A TITLE EXAMINATION.

STATE OF ILLINOIS)
) SS.
 COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State of aforesaid, DO HEREBY CERTIFY that **SHEILA M. HALL**, a widow, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 1st day of November, 2005

Jennifer M. Mugnai

 NOTARY PUBLIC



THIS INSTRUMENT WAS PREPARED BY MAIL TO:

RICHARD A. NELSON
 Richard A. Nelson & Associates, P. C.
 11 S. Dunton Avenue
 Arlington Heights, IL 60005
 847-788-0055

ADDRESS OF GRANTEE:

Sheila M. Hall
 1315 Lundergan
 Park Ridge, IL 60068

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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 person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date: November 2nd, 2005

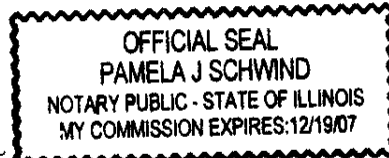
Signature: _____

David J. ...
Grantor or Agent

Subscribed and sworn to before me by the said Grantor this 2nd day of November, 2005

Notary Public _____

Pamela J. Schwind



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 person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date: November 2nd, 2005

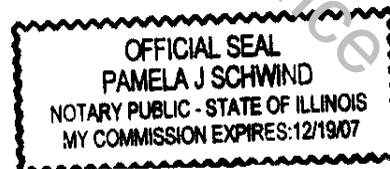
Signature: _____

Ken ...
Grantee or Agent

Subscribed and sworn to before me by the said Grantee this 2nd day of November, 2005.

Notary Public _____

Pamela J. Schwind



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.

(Attached 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.)