

UNOFFICIAL COPY

Warranty Deed In Trust



Doc#: 0625833104 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 09/15/2006 10:31 AM Pg: 1 of 3

SMY 6082
THIS INDENTURE WITNESSETH, that Grantor, Annette M. Mencham and Cimarron Construction Company, Inc., a corporation of Illinois, ~~each to an undivided 1/2~~

of the County of Cook and State of Illinois, for and in consideration of the sum of ten dollars, and of other good and valuable considerations in hand paid, receipt of which is hereby duly acknowledged, Convey and Warrant unto Harris N.A., a National Banking Association, organized and existing under the laws of the United States of America, and duly authorized to accept and execute trusts within the State of Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 22 day of August, 2006 and known as Trust Number HT58168, grantee, the following described real estate (hereinafter the "Premises") situated in Cook County, Illinois, to wit:

(See attached legal description)

STATE OF ILLINOIS



AUG. 30. 06

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000029500

REAL ESTATE
TRANSFER TAX

00165.00

FP 103032

COOK COUNTY REAL ESTATE TRANSACTION TAX



AUG. 30. 06

REVENUE STAMP

0000029611

REAL ESTATE
TRANSFER TAX

00082.50

FP 103034

30B

Permanent Index No. 28-31-406-008-1002
The Powers and authority conferred upon said Trust Grantee are recited on the reverse side hereof and incorporated herein by reference. 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 has hereunto set hand and seal this 28th day of August, 2006

CIMARRON CONSTRUCTION COMPANY, INC.

James Venhuizen, President

Carol Venhuizen, Secretary

THIS INSTRUMENT PREPARED BY: John A. Hiskes, Esq.

10759 W. 159th Street, Orland Park, IL 60467

BOX 333-CT1

UNOFFICIAL COPY

SUBJECT TO:

TO HAVE AND TO HOLD the said real estate 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 real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof and to resubdivide said real estate as often as desired, to contract to sell, to grant options to purchase, to sell on any terms to convey either with or without considerations to convey said real estate or any part thereof to a successors in trust and to grant to such successor or successors in trust all the title of estate, powers and authorities vested in said Trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said real estate, 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 real estate, 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 real estate or any part thereof, and to deal with said real estate 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, or any successor in trust, in relation to said real estate, or to whom said real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said Trustee, or any successor in trust, be obliged to see to the applications of any purchase money, rent or money borrowed or advanced on said real estate or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the authority 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, whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed.

This conveyance is made upon the express understanding and condition that neither Harris N.A., individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or they or its or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this Deed or said Trust Agreement or any amendment thereto, or for injury to person or property happening in or about said real estate, any and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or at the direction of the Trustee, in its own name, as Trustee of an express trust and not individually (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof). All persons and corporations whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed.

The interest of each and every beneficiary hereunder and under said Trust Agreement 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 any 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 arising from the sale or any 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, the intention hereof being to vest in said Harris N.A. the entire legal and equitable title in fee simple, in and to all of the real estate above described.

COUNTY OF _____)

STATE OF ILLINOIS)

SS I, the undersigned, a Notary Public in and for said county, in the State aforesaid, do hereby certify that James Valverde Poes Carol

personally known to me to be the same person whose names _____ subscribed to the foregoing instrument, appeared before me this day in person and acknowledge that she signed, sealed and delivered the said instrument, 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 notarial seal this 28 day of Aug 2008
John A. Hikes
NOTARY PUBLIC

HARRIS N.A.

Street 78 N Chicago St.
City Joliet IL
Zip Code _____

Eleanore Hendzell
ADDRESS OF PROPERTY

1741 South Royal Oak Ct. #1E
TAXES TO BE MAILED TO:
Tinley Park IL 60467

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LEGAL DESCRIPTION

PARCEL 1:

UNIT F-1 IN OAK VILLAGE CONDOMINIUM AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: PART OF LOTS 93 AND 94 AND 180TH STREET AS DEDICATED AND THEREAFTER VACATED IN OAK COURT, A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 31, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AUGUST 31, 1989 AS DOCUMENT NUMBER 89409154, AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF G-F-1 EAST A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 89409154 IN COOK COUNTY, ILLINOIS.

Commonly known as: 17941 S. Royal Oak Court, #1E, Tinley Park, IL 60477

Permanent Index Number: 28-31-400-008-1002

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