

# UNOFFICIAL COPY

## WARRANTY DEED IN TRUST



Doc#: 0627934125 Fee: \$28.50  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 10/06/2006 01:54 PM Pg: 1 of 3

WHEN RECORDED, MAIL TO:  
James D. Zazakis, Esq.  
4315 North Lincoln  
Chicago, Illinois 60618

SEND SUBSEQUENT TAX BILLS TO:  
Daniel Schoendorff  
1916 W. Birchwood  
Chicago, Illinois 60626

GRANTOR, **Daniel A. Schoendorff**, a married man, of 6233 N. Hamlin, Chicago, Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to the GRANTEES, **Daniel A. Schoendorff, as Initial Trustee of the Daniel A. Schoendorff Revocable Trust dated August 23, 2002, as may be amended**, and each and every Successor Trustee thereof, an undivided one-half interest, and to **Lelia R. Schoendorff, as Initial Trustee of the Lelia R. Schoendorff Revocable Trust dated August 23, 2002, as may be amended**, and each and every Successor Trust thereof, an undivided one-half interest, the following described real estate in the City of Chicago, County of Cook, and the State of Illinois:

The east ½ of the east 60 feet of Lot 1 and the east ½ of the east 60 feet of Lot 2, in Block 8 in Murphy's Addition to Rogers Park, in Section 30, Township 4 north, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Nos: 11-30-401-014-0000.

Property Address: 1916 W. Birchwood, Chicago, Illinois 60626

To have and to hold the said premises with the appurtenances on the trust and for the uses and purposes set forth in said trust agreement.

This deed is made to the Trustee(s), who shall have authority to make deeds, leases, leases of coal, oil, gas, and other minerals, easements, sell, contract to sell, convey, exchange, transfer and any other conveyances of said property without further showing of authority than this deed. All grantees of the trustee(s) are lawfully entitled to rely on this power to convey without further inquiry into the power of the Trustee(s) unless the grantee has actual knowledge that the conveyance is a violation of the trust.

In no case shall any party dealing with said Trustee(s) 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(s), 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 have been complied with, or be obliged to inquire into the necessity or expediency of any act of said Trustee(s), 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(s) 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(s) 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.


And the said Grantor hereby expressly waives 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.

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THIS TRANSACTION IS FOR LESS THAN \$100.00 CONSIDERATION AND EXEMPT UNDER PROVISIONS OF PARAGRAPH (e) OF SECTION 4, OF THE ILLINOIS REAL ESTATE TRANSFER TAX ACT.

THIS IS NOT HOMESTEAD PROPERTY.

DATED this 27 day of ~~August~~ <sup>September</sup>, 2006.

  
\_\_\_\_\_  
Daniel A. Schoendorff

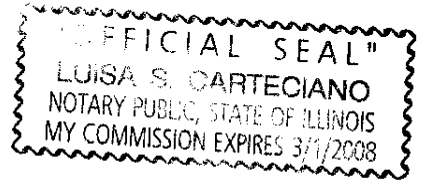
STATE OF ILLINOIS )  
                                  ) ss  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that DANIEL A. SCHOENDORFF, 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 he signed, sealed, and delivered the said instrument as his 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 notary seal, this 27th day of ~~August~~ <sup>Sept.</sup>, 2006.

My commission expires 3/1/08 \_\_\_\_\_  
Notary Public 

PREPARED BY: James D. Zazakis, Esq., 4315 North Lincoln, Chicago, Illinois 60618



Property of Cook County Clerk's Office

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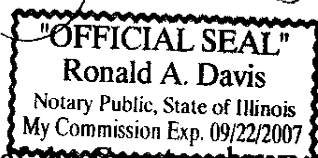
## STATEMENT BY GRANTOR AND GRANTEE

The **Grantor** or his agent affirms that, to the best of his knowledge, the name of the **Grantee** shown on the Deed of Assignment of Beneficial Interest in 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 10/4, 2006

Signature: [Handwritten Signature]  
**Grantor or Agent**

Subscribed and sworn to before me  
By the said [Handwritten Name]  
This 6th day of October, 2006.  
Notary Public [Handwritten Signature]

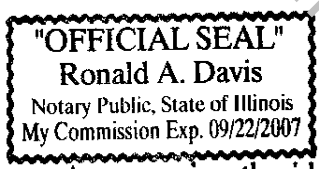


The **Grantee** or his Agent affirms and verifies that the name of the **Grantee** shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 title to real estate under the laws of the State of Illinois.

Date 10/4, 2006

Signature: [Handwritten Signature]  
**Grantee or Agent**

Subscribed and sworn to before me  
By the said [Handwritten Name]  
This 6th day of October, 2006.  
Notary Public [Handwritten Signature]



**Note:** Any person who knowingly submits a false statement concerning the identity of **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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)