



Doc#: 0709949085 Fee: \$28.50
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 04/09/2007 01:11 PM Pg: 1 of 3

WARRANTY
DEED IN TRUST

The Grantors,
JOSEPH NICOLAZZI AND
LAURIE M. NICOLAZZI,
husband and wife,
of the Village of Flossmoor,
County of Cook, State of
Illinois for and in consideration

of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, Convey and
Warrant unto LAURIE M. NICOLAZZI as TRUSTEE under the Trust Agreement dated the 9th
day of December, 2005, and known as the LAURIE M. NICOLAZZI LIVING TRUST (the
"instrument"), 110 Brassie Avenue, Flossmoor, IL 60422, the following described real estate in the
County of Cook, State of Illinois, to wit:

THE NORTH 100 FEET OF THE SOUTH 200 FEET OF THE EAST HALF OF
THE NORTH HALF OF BLOCK 2 IN THE RESUBDIVISION OF THE NORTH
51 ACRES OF THAT PART OF THE NORTHEAST QUARTER OF SECTION
12, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL
MERIDIAN, OF COOK COUNTY, ILLINOIS, LYING EAST OF THE RIGHT
OF WAY OF ILLINOIS CENTRAL RAILROAD.

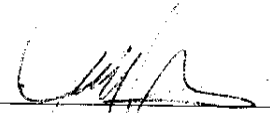
SUBJECT TO: CONDITIONS, EASEMENTS AND RESTRICTIONS OF RECORD
AND TAXES FOR THE YEAR 2006, AND SUBSEQUENT YEARS.

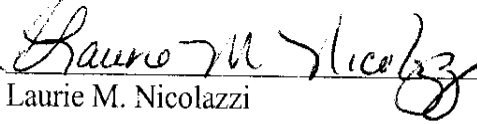
P.I.N.: 31-12-204-011
Address of Real Estate: 1110 Brassie Avenue, Flossmoor, Illinois 60422

Subject to the express conditions subsequent that any person dealing with any Trustee (a)
shall not be obligated to (i) see to the application of any money paid or property delivered to the
Trustee or (ii) inquire into the terms of the instrument or the necessity or expediency of any act of
the Trustee, and (b) may rely upon the written certification of the Trustee that the Trustee has the
power and authority to sell, mortgage or lease said premises or otherwise act as stated in the written
certification.

The Trustee (which term shall refer to the Trustee originally named or to any successor
Trustee), subject to the conditions aforesaid, shall have and hold said premises upon the trusts and
for the uses and purposes set forth in the instrument.

IN WITNESS WHEREOF, the Grantors aforesaid have hereunto set their hands and seals
this 15th day of March, 2007.

x  3/15/07
Joseph Nicolazzi

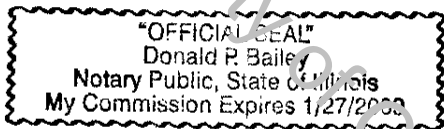
x  3/15/07
Laurie M. Nicolazzi

UNOFFICIAL COPY

STATE OF ILLINOIS)
)
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that JOSEPH NICOLAZZI AND LAURIE M. NICOLAZZI, husband and wife, are 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.

Given under my hand and official seal, this 10th day of March, 2007.



[Signature]
NOTARY PUBLIC

PREPARED BY: Donald P. Bailey, 10725 W. 159th Street, Orland Park, IL 60467

PREPARED BY AND MAIL TO:
Donald P. Bailey
Attorney at Law
10729 W. 159th St.
Orland Park, Illinois 60467

SEND SUBSEQUENT TAX BILLS TO:
Mr. & Mrs. Joseph Nicolazzi
1110 Brassie Avenue
Flossmoor, IL 60422

PROPERTY ADDRESS:
1110 Brassie Avenue
Flossmoor, IL 60422

DATE 3-15-07 x *Laurie M Nicolazzi*

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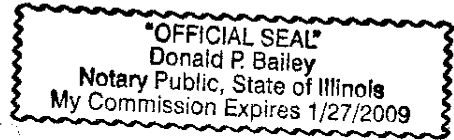
AFFIDAVIT BY GRANTOR AND GRANTEE

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 3/15, 2007

Signature: *Lawrence M. Medley*
Grantor or Agent

Subscribed and sworn to before me by the said grantee this 15th day of March, 2007.



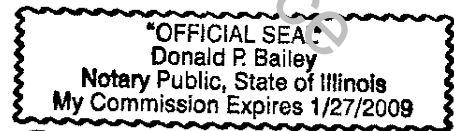
Notary Public *Donald P. Bailey*

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 3/15, 2007

Signature: *Lawrence M. Medley*
Grantee or Agent

Subscribed and sworn to before me by the said grantee this 15th day of March, 2007.



Notary Public *Donald P. Bailey*

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.)