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0724150009

Doc#: 0724150009 Fee: \$30.50
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/29/2007 10:35 AM Pg: 1 of 4

DEED IN TRUST

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTOR (NAME AND ADDRESS)

Maria Spice
4800 North Overhill
Norridge, IL 60706-3306

(The Above Space For Recorder's Use Only)

of the Village of Norridge County of Cook, and State of Illinois, in consideration of the sum of TEN and 00/100 Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby conveys and quit claims to Maria Spice as Trustee, under the terms and provisions of a certain Trust Agreement dated the Third day of July, 2007, and designated as The Maria Spice Trust, and to any and all successors as Trustee appointed under said Trust Agreement, or who may be legally appointed, the following described real estate: (See reverse side for legal description.)

Permanent Index Number (PIN): 12-12-325-052-0000

Address(es) of Real Estate: 4800 North Overhill, Norridge, IL 60706-3306

TO HAVE AND TO HOLD said real estate and appurtenances thereto upon the trusts set forth in said Trust Agreement and for 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 to 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 herein, as security for advances or loans. (d) To dedicate parks, street, highways or alleys, and to vacate any portion of the premises. (e) To lease and enter into leases for the whole 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 so 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 with the title, estate, rights, powers and duties of the preceding Trustee.

3. The interest of each and every beneficiary under said Trust Agreement and hereunder, and of all persons 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.

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4. In the event of the inability, refusal of the Trustee herein named, to act, or upon his removal from the County

is then appointed as Successor Trustee herein with like powers and authority as is vested in the Trustee named herein.

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.

If the title to any of the above real estate now is or hereafter shall be registered, the Registrar of Titles is directed not to register or note in the Certificate of Title, duplicate thereof, or memorial, the words "in trust" or "upon condition", or "with limitation", or words of similar import, in compliance with the statute of the State of Illinois in such case made and provided.

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

DATED this 20th day of AUGUST 2007

PLEASE
PRINT OR
TYPE NAME(S)
BELOW
SIGNATURE(S)

(SEAL) _____ (SEAL)

Maria Spice (SEAL) _____ (SEAL)

MARIA SPICE

State of Illinois, County of COOK ss. I, the undersigned, a Notary Public in and for



IMPRESS SEAL HERE

said County, in the State aforesaid. DO HEREBY CERTIFY that

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 s h e 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 30th day of AUGUST 2007

Commission expires NOVEMBER 2 2008 _____
NOTARY PUBLIC

This instrument was prepared by Herbert Schnitzer, 6246 N. Avers, Chicago, IL 60659
(NAME AND ADDRESS)

Legal Description

Lot 40 in Brickman's Lawrence Avenue Highlands Subdivision in the South half of the South West quarter of Section 12, Township 40 North, Range 12 East of the Third Principal Meridian, according to the plat thereof recorded October 17, 1955 as document 16392968 in Cook County, Illinois. **

SEND SUBSEQUENT TAX BILLS TO:

MAIL TO: { Herbert Schnitzer
(Name)
6246 North Avers
(Address)
Chicago, Illinois 60659
(City, State and Zip)

Maria Spice
(Name)
4800 North Overhill
(Address)
Norridge, Il 60706 3306
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____

UNOFFICIAL COPYDATE 08/28/07 TS Certificate Number 2007TS-3475

Village of Norridge
BUILDING DEPARTMENT
4000 NORTH OLCOTT AVENUE
NORRIDGE, IL 60706
(708) 453-0800

PRESIDENT
 Earl J. Field

BUILDING COMMISSIONER
 Brian M. Gaseor

REAL ESTATE INSPECTION CERTIFICATE

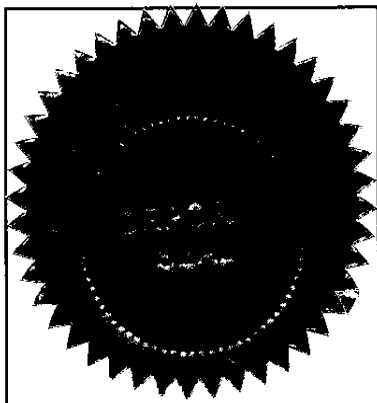
A REAL ESTATE INSPECTION CERTIFICATE is hereby issued for the conforming use of the building located in the Village of Norridge, Illinois at:

4800 OVERHILL AV
 which the building is now being used or will be used as a SINGLE FAMILY RESIDENCE
 and is located in the R-1 Zoning District of the Village of Norridge.

This certificate does not authorize any particular use of real estate or of any building. Permitted uses are controlled by the Norridge Zoning Ordinance as may be amended from time to time and by any variations or special uses which might be authorized by the Village. Limitations are also contained in Norridge's Building Code or other Village Ordinances as they may be amended from time to time. If you have any questions about the legality of the use for which you propose to use the building or real estate, contact the Norridge Zoning Administrator at (708) 453-0800.

IMPORTANT NOTE:

A new certificate is required for each transfer of property. Any use or change in use of the real estate must be within the uses permitted under the Norridge Zoning Code, the Norridge Building Code and other pertinent ordinances.



Village of Norridge

Building Commissioner

BT

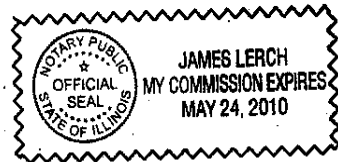
UNOFFICIAL COPY**Statement by Grantor and Grantee**

The Grantor or his/her agent affirms that, to the best of his/her 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 and hold title to real estate under the laws of the State of Illinois.

Dated: 08/20/07

Herbert Schutze
Grantor or Agent

Subscribed and sworn to before me
by the said Herbert Schutze
this 20 day of August 2007



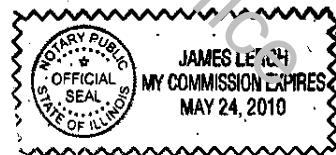
James Lerch
Notary Public

The Grantee or his/her 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: 08/20/07

Herbert Schutze
Grantee or Agent

Subscribed and sworn to before me
by the said Herbert Schutze
this 20 day of August 2007



James Lerch
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 Assignment of Beneficial Interest to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45	
sub par. <u>E</u>	and Cook County Ord. 93-0-27 par. <u>E</u>
Date <u>08/29/07</u>	Sign. <u>Herbert Schutze</u>