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Doc#: 0725557014 Fee: \$32.50  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 09/12/2007 10:05 AM Pg: 1 of 5

## QUIT CLAIM DEED IN TRUST

**THIS INDENTURE WITNESSETH,**

that the Grantor \_\_\_\_\_

Phyllis Zuro, a widow

\_\_\_\_\_ of the  
County of Cook and the  
State of Illinois for and in

consideration of Ten and no/100  
Dollars, and other good and valuable  
considerations in hand paid, Convey

and quit claims unto **FIRST MIDWEST BANK** of 2801 W. Jefferson Street, Joliet, Illinois  
60435, its successor or successors as Trustee under the provisions of a trust agreement dated the  
29th day of August, 2007 known as Trust Number 7385 the  
following described real estate in the County of Cook and State of Illinois, to-wit:

UNIT 55 IN EAGLE RIDGE CONDOMINIUM UNIT II (2), AS DELINEATED ON A  
SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THAT PART OF THE  
SOUTHEAST ¼ OF SECTION 32, TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE  
THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO  
THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER  
91315399, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS  
UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK  
COUNTY, ILLINOIS.

### PROPERTY

10713 Louisiana Court, Orland Park, IL 60467

ADDRESS:

### PERMANENT

27-32-400-027-1015

### INDEX

NUMBER:

**TO HAVE AND TO HOLD** the said premises with the appurtenances, upon the trusts and for uses  
and purposes herein and in said trust agreement set forth.

Full power and authority is hereby granted to said trustee to subdivide said premises or any part  
thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof,  
and to resubdivide said property as often as desired, to contract to sell, to grant options to purchase,  
to sell on any terms, to convey, either with or without consideration, to convey said premises or any  
part thereof directly to a trust grantee or to a successor or successors in trust and to grant to such  
trust grantee or successor or successors in trust all of the title, estate, powers and authorities vested  
in said trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber, said property, or  
any part thereof, to lease said property, 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 or any period or  
periods of time, not exceeding in the case of any single demise the term of 198 years, and to renew

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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 or fixing the amount of present or future rentals, to partition or to exchange said property, 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 premises or any part thereof, and to deal with said property 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.

The Grantor            hereby expressly warrants to the Grantee (and all successors in interest), that no toxic waste, noxious, radioactive or hazardous material is stored on, or otherwise exists, upon said premises.

In no case shall any party dealing with said trustee 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, 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 trust have been complied with, or be obliged to inquire into the 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, mortgage, lease or other instrument executed by said trustee 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 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.

The interest of each and every beneficiary hereunder 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 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.

If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of title or duplicate thereof, or memorial, the words "in trust" or "upon condition," or "with limitations," or words of similar import, in accordance with the statute in such cases made and provided.

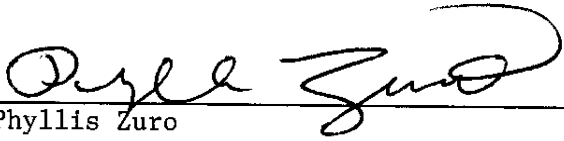
And the said grantor            hereby expressly waives            and releases            any and all right of benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

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In Witness Whereof, the grantor            aforesaid has            hereunto set            her            hand            and seal            this 11th day of            September           , 2007.

(Seal)

(Seal)

  
\_\_\_\_\_  
Phyllis Zuro

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 September 11, 20 07

Signature: *Phyllis Zuro*

Subscribed and sworn to before me  
By the said Phyllis Zuro  
This 11th day of September, 20 07  
Notary Public *Ellen J. Boss*

**Grantor or Agent**  
"OFFICIAL SEAL"  
ELLEN J. BOSS  
Notary Public, State of Illinois  
My Commission Expires 03/08/2011

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 September 11, 20 07

Signature: *Phyllis Zuro*

Subscribed and sworn to before me  
By the said Phyllis Zuro  
This 11th day of September, 20 07  
Notary Public *Ellen J. Boss*

**Grantee or Agent**  
"OFFICIAL SEAL"  
ELLEN J. BOSS  
Notary Public, State of Illinois  
My Commission Expires 03/08/2011

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.)