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Doc#: 0731040000 Fee: \$32.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 11/06/2007 09:01 AM Pg: 1 of 5

**DEED IN TRUST**

**MAIL RECORDED DEED TO:**  
**FOUNDERS BANK**  
**14497 John Humphrey Drive**  
**Orland Park, IL 60462**

PREPARED BY:

Alfred Bas  
3N631 Wildflower Lane  
West Chicago, IL 60185

**Note: This space is for Recorder's Use Only**

THIS INDENTURE WITNESSETH, That the Grantor(s) Cary Mosher and Celeste Mosher, his wife  
of 1909 76th Avenue, Elmwood Pl., of the County of Cook and State of  
Illinois for and in consideration of Ten (10.00)  
and other good and valuable considerations in hand and paid, Convey...and Warrant...unto **FOUNDERS**  
**BANK**, 14497 John Humphrey Drive, Orland Park, Illinois 60462, a corporation of Illinois, as Trustee under the  
provisions of a Trust Agreement dated the 20th day of September, 2007 and known as Trust  
Number 7103, the following described real estate in the County of Cook and the State of  
Illinois, to wit:

See Attached Legal Description



**CITY OF PARK RIDGE**  
**REAL ESTATE**  
**TRANSFER STAMP**  
NO. **27681**

PIN: 12-02-216-014-0000

**COMMONLY KNOWN AS:** 1402 S. Vine St., Park Ridge, IL 60068

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

And the said grantors hereby expressly waive/s and release/s 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's aforesaid have hereunto set their hand and seal this 21 day of  
September, 2007

Celeste Mosher Cary Mosher

This document contains 3 pages.

12/03

FIRST AMERICAN TITLE  
ORDER # Account

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Full power and authority is hereby granted to said trustee to improve, manage, protect and 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 to a successor or successors in trust and to grant to such 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 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 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.

In no case shall any part 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 predecessors in trust.



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**LEGAL DESCRIPTION:**

Lot 3, and the East half of the vacated alley lying West of and adjoining said Lot 3, in Block 4 in Kinsey's Talcott Road Subdivision, in the Northeast quarter of Section 2, Township 40 North, Range 12, East of the Third Principal Meridian, according to the plat thereof recorded June 12, 1924 as Document Number 8464303, in Cook County, Illinois.

COMMON ADDRESS: 1402 S. VINE ST., PARK RIDGE, IL 60068

PIN: 12-02-216-014

Property of Cook County Clerk's Office

# UNOFFICIAL COPY



First American Title Insurance Company

## 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 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.

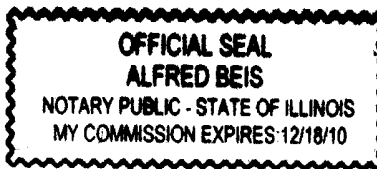
Date: 9/21/2007

Signature: [Handwritten Signature]

Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID [Handwritten Name] THIS 21 DAY OF September 20 07

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.

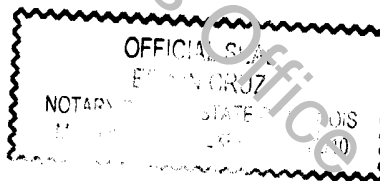
Date: 10/5/07

Signature: [Handwritten Signature]

Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID [Handwritten Name] THIS 5 DAY OF Oct 20 07

NOTARY PUBLIC [Handwritten Signature]



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 a Class A misdemeanor for subsequent offenses.

[Attached to deed or ABL to be recorded in \_\_\_\_\_, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Act.]

