



Doc#: 0734622000 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 12/12/2007 09:16 AM Pg: 1 of 3

**DEED IN TRUST  
WARRANTY DEED**

THIS INDENTURE WITNESSETH, That  
the Grantor, GISELA J. YINGST,  
divorced and not since  
remarried of  
the County of Cook and  
for and in consideration of Ten  
(\$10.00) Dollars,  
and other good and valuable considerations  
in hand, paid, Convey(s) and Warrant(s) unto  
the **PALOS BANK AND TRUST  
COMPANY**, an Illinois Banking Corporation  
of the United States of America, as Trustee

under the provisions of a Trust Agreement dated the 21st day of July 1996 ~~XX~~ and known as  
Trust Number 1-3998 the following described real estate in the County of Cook and the State of  
Illinois, to-wit:

- Parcel 1: Unit 13149-3A in Laurel Glen Condominiums of Westgate Valley as Delineated on a Survey of the Following Described Real Estate: Certain Lots in Laurel Glen Condominiums of Westgate Valley, Being a Subdivision of Part of the West 1/2 of the Southwest 1/4 of Section 32, Township 37 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois Which Survey is Attached as Exhibit "A" to the Declaration of Condominium Recorded as Document No. 0011079800 as Amended, Together with its Undivided Percentage Interest in the Common Elements.
- Parcel 2: The Exclusive Right to the Use of Garage Parking Space G-4, Limited Common Element, as Described in the Aforesaid Declaration.

Permanent Index No: 24-32-303-014-1017  
Common Address: 13149 Forest Ridge, 3A, Palos Heights, IL 60463

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.

Full power and authority is hereby granted to said Trustee to improve, manage, protect and subdivide said premises or any part thereof and to resubdivide said Property as often as desired, to contract to sell, to grant options, to sell on any terms, to convey either with or without consideration to donate, to dedicate, to mortgage, pledge or otherwise encumber; to lease said property, or any part thereof, from time to time, by leases to commence in praesenti or in futuro, and upon any terms and for any period of time, not exceeding 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 partition 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 said premises 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 same, whether similar to or different from the ways above specified, at any time or times hereafter.

In no case shall any party, to whom said premises, or any part thereof, shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, and in no case shall any party dealing with said trustee in relation to said premises, 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

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to inquire into the necessity or expediency of any act of said trustee, or be privileged or obliged to inquire into any of the terms of said agreement.

The interest of each and every beneficiary hereunder and of all persons claiming under them, is hereby declared to be personal property and to be in earning avails and proceeds arising from the disposition of the premises; the intention hereof being to vest in the said PALOS BANK AND TRUST COMPANY the entire legal and equitable title in fee, in and to all of the premises above described.

This conveyance is made upon the express understanding and condition that neither PALOS BANK AND TRUST COMPANY individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgement or decree for anything it or they or us or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this Deed or said Trust Agreement or any amendment thereto or for injury to person or property happening in or about said real estate, any all such liability being hereby expressly waived and released. Any contract, obligations or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiaries under Trust agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or at the election of the Trustee, in its own name, as Trustee of an express trust and not individually (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof). All persons and corporations whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this deed.

And the said grantor (s) hereby expressly waive (s) and release (s) any and all right or benefit under and by virtue of any an all statutes of the State of Illinois providing for the exemption of homesteads from sale on execution or otherwise.

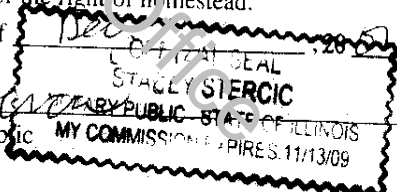
In Witness Whereof the grantor (s) aforesaid has (ve) hereunto set (his) (her) (their) hand and seal (s) this 7th day of December, 2007.

(SEAL) Gisela Yingst (SEAL)  
GISELA J. YINGST  
(SEAL) \_\_\_\_\_ (SEAL) \_\_\_\_\_

State of Illinois ) I, Stacey Stercz a Notary Public in and for said County, in the state  
County of Cook ) aforesaid, do hereby certify that Gisela J. Yingst

personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument appeared before me this day in person and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the users and purposes therein set forth, including the release and waiver of the right of homestead.

Given my hand and notarial seal this 7th day of Dec, 2007  
Stacey Stercz  
Notary Public



COUNTY — ILLINOIS TRANSFER STAMPS.

Mail Tax Bills To:  
Gisela J. Yingst  
13149 Forest Ridge, 3A  
Palos Heights, IL 60463

EXEMPT UNDER PROVISIONS OF PARAGRAPH  
e SECTION 4. REAL ESTATE TRANSFER  
ACT.  
DATE: [Signature]  
Buyer, Seller or Representative

This instrument was prepared by:  
James J. Morrone, P.C.  
12820 S. Ridgeland, #C, Palos Heights, IL  
60463

Mail to: Grantee's Address  
**Palos Bank and Trust**  
TRUST AND INVESTMENT DIVISION  
12600 South Harlem Avenue / Palos Heights, Illinois 60463  
(708) 448-9100

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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 or assignment of beneficial interest in a 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: Dec. 7, 2007

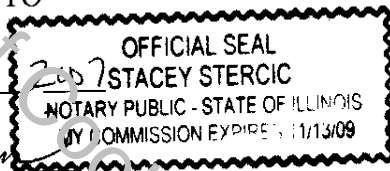
Signature: [Handwritten Signature]  
Grantor or Agent

Signature: \_\_\_\_\_  
Grantor or Agent

### SUBSCRIBED AND SWORN TO

before me this 7th day of December

[Handwritten Signature]  
NOTARY PUBLIC



The Grantee or his agent affirms that, to the best of his knowledge, the name of the Grantor shown on the deed or assignment of beneficial interest in a 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: Dec. 7, 2007

Signature: [Handwritten Signature]  
Grantee or Agent

Signature: \_\_\_\_\_  
Grantee or Agent

### SUBSCRIBED AND SWORN TO

before me this 7th day of December, 2007

[Handwritten Signature]  
NOTARY PUBLIC

