## **UNOFFICIAL COPY**

## **DEED IN TRUST**

THIS INDENTURE WITNESSETH,
That the Grantor, MATTHEW J.
ATKINSON, as successor trustee of the
NANCY T. ATKINSON TRUST
DATED JAUNARY 10, 1991, and as
trustee of the MATTHEW J.
ATKINSON TRUST DATED
JANUARY 10, 1991, of the City of
Chicago, County of Cook and State of
Illinois, for and in consideration of TEN
and NO/100 (\$10.00) Dollars and other
good and valuable considerations in hand
paid, Conveys and Quit Claims an
undivided one-half interest to



Doc#: 0804556000 Fee: \$28.50 Eugene "Gene" Moore RHSP Fee: \$10.00

Cook County Recorder of Deeds
Date: 02/14/2008 08:48 AM Pg: 1 of 3

MATTHEW J. AT'LINSON, as trustee of the NANCY T. ATKINSON FAMILY TRUST U/A DTD JANUARY 10, 1991 the following described real estate in the County of Cook and State of Illinois, to-wit:

LOT ONE HUNDRED FIFTY (150). IN H. ROY BERRY CO'S PARK RIDGE TERRACE NO. 1 BEING A SUBDIVISION OF PART OF SECTION 2, TOWN 40 NORTH, RANGE 17, FAST OF THE THIRD PRINCIPAL MERIDIAN.

Tax Number:

12 02-212-021-0000

Address of Real Estate:

14J0 S FAIRVIEW, PARK RIDGE, IL 60068

TO HAVE AND TO HOLD the said premises with all hereditaments and appurtenances thereunto belonging or in anywise appertaining upon the trusts and for the uses and purposes herein and in said trust instrument referred to above.

Full power and authority is hereby granted to sold trustee to improve, manage, protect and subdivide said premises or any part thereof, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without consideration, to convey sold 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 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 173 years, and to renew or extend leases upon any terms and to make leases and to grant options to lease and ortions 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 tawful 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 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, 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 declaration was in full force and effect, (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations



CITY OF PARK RIDGE REAL ESTATE TRANSFER STAMP

No. 27908

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contained in this indenture and in said trust declaration 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 intent 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 and to said real estate as such, but only an interest in the earnings avails and proceeds thereof as aforesaid.

And the said Grantor hereby expressly waives and releases 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 WIFESS WHEREOF, the Grantor aforesaid has hereunto set his hand and seal this day of \_\_\_\_\_\_\_\_\_, 2006.

Matthew J. ATKINSON (SE'IL)

STATE OF ILLINOIS

SS.

COUNTY OF COOK

I, a Notary Public in and for said County, in the State aforesaid, do hereby certify that MATTHEW J. ATKINSON, 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 he signed, sealed and delivered the said instrument as his 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 notarial seal this

\_\_\_\_\_

**Notary Public** 

,2006



AFTER RECORDING, RETURN TO:

Brooke Berning Peppey Padgitt, Padgitt & Peppey Ltd. 560 Green Bay Road, Suite 100 Winnetka, Illinois 60093 STREET ADDRESS OF THE ABOVE:

Matthew J. Atkinson 1400 S. Fairview Park Ridge, IL 60068

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## UNOFFICIAL COPY STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee as 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: 1/30/08			
Subscribed and swam to before me by the said <u>Quart</u> this 30 day of <u>Januar</u> , 2008	Grantor or A	gent /	
Clen a Julianistic	<b>3 4 8 8 8 8 9 8 8 9 9 9 9 9 9 9 9 9 9</b>	"OFFICIAL S Ellen A Jablo Notary Public, Sta Commission Expire	nowski te of Illinois
The grantee or his agent affirms and assignment of beneficial interest in a land tru corporation authorized to do business or acquire and holo person and authorized to do business or acquirellinois.  1/30/0 8  DATED:	st is either 2 ratur equire and held (i I title to real estat	ral person, an Illinois of the to real estate in I of in Illinois, or other of the real estate under the	orporation or foreign Ilinois, a partnership
Subscribed and sworn to before me by the said	, 2008. ,	É Ellen A Ja ≸ Notary Public	AL SEAL"  Ablonowski State of Illinois  xpires 1/25/2011

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.)