

# UNOFFICIAL COPY

## WARRANTY DEED IN TRUST

MAIL TO:

Martin F. Swiatkowski  
15100 S. LaGrange Road,  
Suite 200  
Orland Park, IL 60462



Doc#: 0804508133 Fee: \$30.50  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 02/14/2008 02:28 PM Pg: 1 of 4

NAME AND ADDRESS OF  
TAXPAYER:

**THOMAS M. BATCHELOR**  
15335 Lamont Ave.  
Oak Forest, IL 60452

Above Space for Recorder's Use Only

The grantor, **THOMAS M. BATCHELOR**, divorced and not since remarried, of the County of Cook, State of Illinois for an in consideration of Ten (\$10.00) Dollars and other good and valuable consideration in hand paid, convey and WARRANT unto **THOMAS M. BATCHELOR**, as Trustee, or his successor in trust, of the **THOMAS M. BATCHELOR REVOCABLE TRUST DATED August 1, 2007**, the following described real estate in the County of Cook, and the State of Illinois, together with all tangible personal property permanently or regularly located at and used in and about said premises, to wit:

SEE ATTACHED LEGAL DESCRIPTION

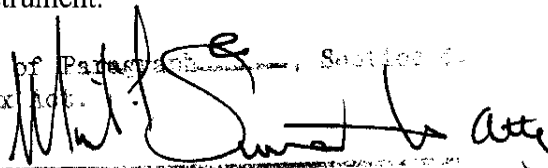
SUBJECT to the express conditions subsequent that (1) if the Trustee becomes unwilling or unable to act, the instrument appoints the successor as trustee, (2) any successor Trustee, without any conveyance, transfer or order of court, shall have all of the rights and title of the Trustee and all of the rights, powers, authorities and discretions of the Trustee, (3) any person dealing with any successor Trustee may, without liability and without inquiring into the terms of the instrument described above, rely upon the written certification of the successor Trustee that the successor Trustee has become successor Trustee, and (4) any person dealing with any Trustee (a) shall not be obligated to (i) see the application of any money paid or property delivered to the Trustee or (ii) inquire into the terms of the instrument or the necessary or expediency of any act of the Trustee, and (b) may rely upon the written certification of the Trustee that the Trustee has the power and authority to sell, mortgage or lease said premises or otherwise act as stated in the written certification.

The Trustee (which term shall refer to the Trustee originally named or to any successor Trustee, subject to the conditions aforesaid) shall have and hold said premises upon the trusts and for the uses and purposes set forth in the instrument.

Exempt under provisions of Paragraph \_\_\_\_\_, Section 4-  
Real Estate Transfer Tax Act.

8-2-2007

Date

  
Eugene Moore, Recorder of Deeds

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The grantor, **THOMAS M. BATCHELOR**, hereby 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.

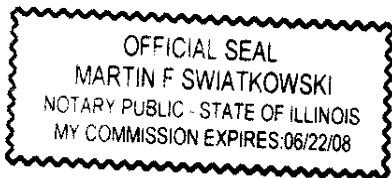
IN WITNESS WHEREOF, the grantors aforesaid have hereunto set their hands and seals this 2nd day of August, 2007.

x Thomas M. Batchelor (SEAL)  
**THOMAS M. BATCHELOR**

STATE OF ILLINOIS )  
  )     SS  
COUNTY OF COOK     )

I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY the **THOMAS M. BATCHELOR**, 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 official seal, this 2nd day of AUGUST, 2007.



[Signature]  
Notary Public

PREPARED BY:

Law Offices of  
Martin F. Swiatkowski, LTD.  
15100 S. La Grange Road, Suite 200  
Orland Park, IL 60462  
(708) 349-1596

PROPERTY ADDRESS:

Thomas M. Batchelor  
15335 Lamon Ave.  
Oak Forest, IL 60452  
PIN: 28-16-208-008-0000

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## LEGAL DESCRIPTION

**LOT 17, IN BLOCK 19, IN ARTHUR T. MCINTOSH AND COMPANY'S  
CICERO AVENUE SUBDIVISION IN THE WEST HALF OF SECTION 15  
AND THE EAST HALF OF SECTION 16, TOWNSHIP 36 NORTH, RANGE  
13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY,  
ILLINOIS.**

Property Address: 15335 Lamon Ave., Oak Forest, IL 60452

PIN: 28-16-208-008-0000

Property of Cook County Clerk's Office

# 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 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: August 2, 2007

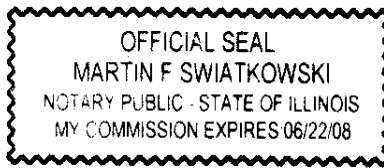
Signature: *Thomas M. Batchelor*  
Grantor or Agent

Subscribed and sworn to before me by the said Thomas M. Batchelor

this 2nd day of August, 2007

*[Signature]*

Notary Public



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 and hold title to real estate under the laws of the State of Illinois.

Dated: August 2, 2007

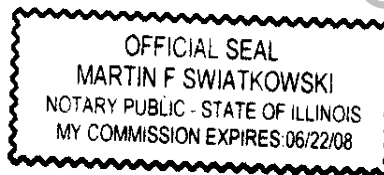
Signature: *Thomas M. Batchelor*  
Grantee or Agent

Subscribed and sworn to before me by the said Thomas M. Batchelor

this 2nd day of August, 2007

*[Signature]*

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 ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act]