

UNOFFICIAL COPY

Prepared by:

Salvatore Parenti
Salvatore Parenti PC
2 W Talcott Rd. Ste 26
Park Ridge, Illinois 60068



Doc#: 0813450051 Fee: \$40.50
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 05/13/2008 02:16 PM Pg: 1 of 3

Record and Return to:

Salvatore Parenti
Salvatore Parenti PC
2 W Talcott Rd. Ste 26
Park Ridge, Illinois 60068

Mail Subsequent Tax Bills to:

Norma Jean Trabaris
4600 Keeney Street
Skokie, Illinois 60076

[Space Above This Line For Recording Data]

WARRANTY DEED IN TRUST

THIS INDENTURE WITNESSETH, THAT THE GRANTOR, NORMA JEAN TRABARIS, a widow and not since remarried, 4600 Keeney Street, Skokie, Illinois 60076, for and in consideration of Ten and No-One hundredths dollars (\$10.00), and other good and valuable consideration in hand paid, Conveys and Warrants unto NORMA JEAN TRABARIS, as trustee of the NORMA JEAN TRABARIS TRUST dated May 12, 2008, 4600 Keeney Street, Skokie, Illinois 60076, the following described real estate in the County of Cook and State of Illinois, to wit:

Lot 1 (except the North 19 feet thereof) and all of Lot 2 in Kelley and O'Brien's Kenton Park Subdivision of Lot 3 in Subdivision of Lot 5 in Subdivision of the West 1/2 of the South West 1/4 of Section 22, Township 41 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Common Address: 4600 Keeney Street, Skokie, Illinois 60076

Permanent Tax Index Number: 10-22-320-055-0000

VILLAGE OF SKOKIE, ILLINOIS
Economic Development Tax
Village Code Chapter 98
EXEMPT Transaction
Skokie Office 05/06/08

TO HAVE AND TO HOLD the said real estate 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 real estate or any part thereof, to dedicate parks, streets, highways or alleys to vacate any subdivision or part thereof, and to resubdivide said real estate 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 real estate or any part thereof to a successor or successors in trust and to grant 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 real estate, or any part thereof, to lease said real estate, 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 time hereafter, to contract to makes 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.

UNOFFICIAL COPY

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 or privileged to inquire into any of the terms of said 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 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, 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 of other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary 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 case made and provided.

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 from the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor aforesaid has hereunto set her hand and seal this 13th day of May 2008.

Norma Jean Trabaris (Seal)

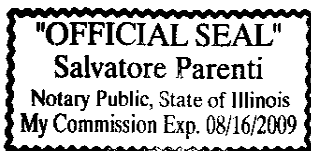
I hereby declare that this deed represents a transaction exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45 subparagraph E, and Cook County Ordinance Section 74-106 subparagraph 5.

Norma Jean Trabaris, dated this 13th day of May 2008.

STATE OF ILLINOIS
COUNTY OF COOK

I, SALVATORE PARENTI, a Notary Public in and for said county, in the state aforesaid, do hereby certify that NORMA JEAN TRABARIS, 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 she signed, sealed and delivered the said instrument as her 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 13th day of May 2008.



Salvatore Parenti

Notary Public

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

The Grantor or her agent affirms that to the best of their 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: May 13, 2008

Norma Jean Trabavis
Grantor

Subscribed and sworn to before me by the said Grantor this 13th day of May 2008.



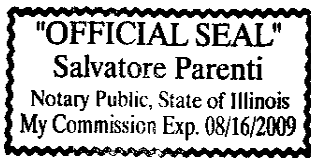
Salvatore Parenti
Notary Public

The Grantee or her agent affirms that to the best of their 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: May 13, 2008

Norma Jean Trabavis Trustee
Grantee

Subscribed and sworn to before me by the said Grantee this 13th day of May 2008.



Salvatore Parenti
Notary Public