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Doc#: 0815645149 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/04/2008 02:29 PM Pg: 1 of 5

DOCUMENT PREPARED BY AND
AFTER RECORDING, MAIL TO:

Judith Gabeau, Esq.
GABEAU GROUP, LTD
2744 N. Bosworth, Unit 3
Chicago, Illinois 60614

DEED IN TRUST
[ILLINOIS]

The grantors, **VINCENT FOREMAN** and **RUTH MABEL FOREMAN** husband and wife, of Evanston, Illinois, for and in consideration of TEN DOLLARS (\$10.00) and other valuable consideration, hereby WARRANT and CONVEY to **JOY HUNTER** and **MICHAEL FOREMAN** not individually, but as Co-Trustees of the **FOREMAN FAMILY QUALIFIED PERSONAL RESIDENCE TRUST** dated 13th day of March 2008 for their successors in trust, 936 Sherman Avenue, Evanston, IL 60202, all their right, title and interest in and to the following described Real Estate, hereby releasing and waiving all rights under and by virtue of any homestead exemption laws of the State of Illinois:

[LEGAL DESCRIPTION ATTACHED]

Commonly known as: 936 Sherman Avenue, Evanston, Illinois 60202
Permanent Index Number: 11-19-122-016-0000

This transaction is **EXEMPT** from transfer taxes
under Sec. 4(e) of applicable transfer tax statutes.

Ruth M. Foreman 03-13-08
Grantor/Agent [Date]

To have and to hold the above remised, released and quit-claimed premises with the appurtenances thereof unto the said grantee, its successors and assigns to them and their own proper use and benefit forever.

FULL POWER AND AUTHORITY is hereby granted to said Co-Trustees 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 re-subdivide 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 to such successor or successors in trust all of the title, estate, powers and authorities vested in said Co-Trustees, to donate, to dedicate, to mortgage, pledge or otherwise encumber said real estate, 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 Co-Trustees, to donate, to dedicate, to mortgage, pledge or otherwise encumber said real estate, or any part thereof, to lease said

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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 two hundred 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 real estate, 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 real estate or any part thereof, and to deal with said real estate 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 party dealing with said Co-Trustees, or any successor in trust in relation to said real estate, or to whom said real estate or any part thereof shall be conveyed, contracted to be sold, lease or mortgaged by said Co-Trustees, or any successor in trust, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on said real estate, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the authority, necessity or expediency of any act of said Co-Trustees, 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 Co-Trustees, or any successor in trust, 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 all amendments thereof, if any, and is binding upon all beneficiaries thereunder, (c) that said Co-Trustees, or any successor in trust, 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.

This conveyance is made upon the express understanding and condition that neither said Co-Trustees, nor their successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or they, or its 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 and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by said Co-Trustees in connection with said real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or at the election of the Co-Trustee, in their own name, as Co-Trustees of an express trust and not individually (and the Co-Trustees 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 Co-Trustees shall be applicable for the payment and the 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. The interest of each and every beneficiary hereunder and under said Trust Agreement 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 any 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 or to said real estate as such, but only an interest in earnings, avails or proceeds thereof as aforesaid, the intention hereof being to vest in said Co-Trustees the entire legal and equitable title in fee simple, in and to all of the real estate above described.

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IN WITNESS WHEREOF the undersigned have executed and delivered this Deed in Trust on this 13th day of March, 2008.

Signed:

Vincent Foreman
VINCENT FOREMAN

Ruth M. Foreman
RUTH MABEL FOREMAN

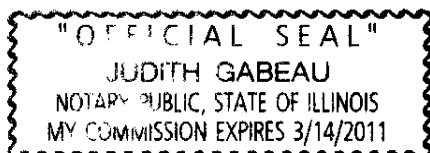
State of Illinois

County of COOK

ACKNOWLEDGMENT

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **DO HEREBY CERTIFY** that **VINCENT FOREMAN** and **RUTH MABEL FOREMAN**, husband and wife, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, or acknowledged that they signed, sealed and delivered the said instrument as their 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 13th day of March, 2008.

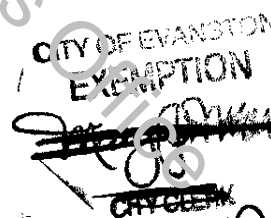
[SEAL]



Judith Gabeau
NOTARY PUBLIC

FUTURE TAX BILLS TO:

JOY HUNTER and MICHAEL FOREMAN,
Co-Trustees
936 Sherman Avenue
Evanston, IL 60202



Mayor Press
Deputy City Clerk

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DEED IN TRUST
[ILLINOIS]

Legal Description

The North 40 feet of Lot 4 in Block 6 in Union Addition to Evanston, In Section 19, Township 41 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Commonly known as: 936 Sherman Avenue, Evanston, Illinois

Permanent Index Number: 11-19-122-016-0000

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STATEMENT BY GRANTOR AND GRANTEE

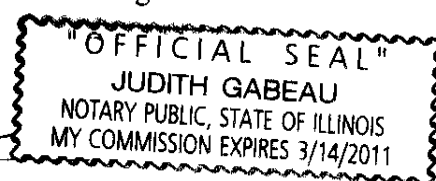
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in land trust is either a. natural person, and Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 June 6, 2008 Signature: Mare Deserbel
Grantor or Agent

Subscribed and sworn to before me
this 6th day of June, 2008

NOTARY PUBLIC

Judith Gabeau



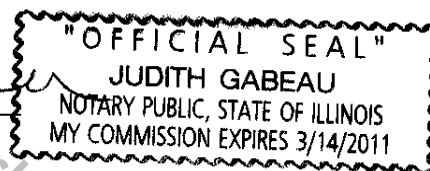
The Grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a partnership authorized to do business or 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.

Date June 6, 2008 Signature: Mare Deserbel
Grantee or Agent

Subscribed and sworn to before me
this 6th day of June, 2008

NOTARY PUBLIC

Judith Gabeau



NOTE: Any person who knowingly submits a false statement concerning the identity of 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.)