

# UNOFFICIAL COPY



Doc#: 0826318084 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 09/19/2008 02:54 PM Pg: 1 of 4

## Notice of Ownership Interest Because of Resulting Trust

To all the world, take notice

You are hereby notified that,

WHEREAS, the undersigned, Morris Robinson, was record owner of a one half interest in the following described property.

LOT 699 AND THE NORTH ½ OF LOT 700 IN DOWNING AND PHILLIP'S NORMAL PARK ADDITION, A SUBDIVISION OF THE EAST ½ OF THE NORTH EAST 1/4 OF SECTION 29, TOWNSHIP 38 NORTH, RANGE 14 (EXCEPT THE SOUTH 149 FEET) EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

commonly known as 7427 S. Morgan, Chicago, Illinois 60621

PIN 20-29-227-011-0000

on January 26, 1998

WHEREAS, on January 26, 1998, Morris Robinson executed a quit claim deed conveying title to his one half interest in the property to Sarah Richard,

WHEREAS, both Morris Robinson and Sarah Richard intended that the quit claim deed would transfer only legal title, and that Morris Robinson would continue to be the equitable owner of a one half interest in the property; and

WHEREAS, the quit claim deed was executed at the request of the mortgage broker, who represented to both Morris Robinson and Sarah Richard that this deed was necessary because the lender would not make a loan unless Morris Robinson was not on title; and

WHEREAS, it was never the intent of either Morris Robinson or Sarah Richard that Morris Robinson would no longer be the owner of a one half interest in the property, nor was it their intent that Sarah Richard would be the sole owner of the property, as a result of the execution of the quit claim deed; and

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WHEREAS, the record owner, Sarah Richard, by her signature below, acknowledges and agrees that Morris Robinson is the equitable owner of a one half interest in the property, and that at the time of the conveyance dated January 26, 1998, it was the intent of the equitable owner, Morris Robinson, and the record owner Sarah Richard, that Morris Robinson, who had a one half record interest in the property, would continue to have a one half interest in the property; and

NOW THEREFORE, all the world take notice:

Morris Robinson has and hereby publicly claims a legal and equitable interest in the real estate, as specifically described in the Affidavit of Interest attached hereto.

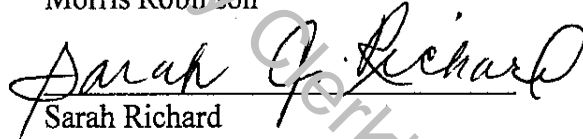
This Notice imparts actual and constructive notice and all the world shall take notice of the rights of Morris Robinson in the property.

All rights, powers and remedies of Morris Robinson to exercise any and all of the rights and powers that follow from equitable ownership pursuant to the resulting trust in his favor shall be in full force and effect.

IN WITNESS WHEREOF, Morris Robinson, of 7427 S. Morgan Chicago, Illinois, 60621 and Sarah Richard of 7427 S. Morgan Chicago, Illinois, 60621 have hereunto set their hand and seal on the 19th day of September, 2008



Morris Robinson



Sarah Richard

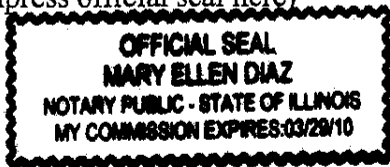
State of Illinois )  
                                  ) SS  
County of Cook    )

The foregoing instrument was acknowledged before me by Morris Robinson on September 19, 2008



Notary Public

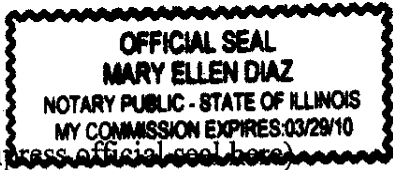
(Impress official seal here)



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The foregoing instrument was acknowledged before me by Sarah Richard on

September 19, 2008



Mary Ellen Diaz  
Notary Public

This document was prepared by:

Kari Beyer  
David Yen  
Legal Assistance Foundation of Metropolitan Chicago  
111 W. Jackson Blvd., 3rd Floor  
Chicago, IL 60604

Property of Cook County Clerk's Office

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STATE OF ILLINOIS, COUNTY OF COOK) ss.

## AFFIDAVIT OF INTEREST

Morris Robinson, being first duly sworn upon oath, deposes and states as follows:

1. By this Affidavit of Interest, I claim an interest in the real property commonly known as 7427 S. Morgan, Chicago, Illinois (the "Property"). The legal description of the Property is set forth in the Notice of Ownership Interest Because of Resulting Trust to which this Affidavit of Interest is attached.
2. The legal interest that I claim is the owner of a 1/2 interest as tenant in common with Sarah Richard.
3. I claim such title by reason of the following:
  - a. Prior to the occurrences described below, I held record legal title to the Property with Sarah Richard.
  - b. Specifically, Sarah Richard and I purchased the Property in 1984.
  - c. By Quit Claim Deed dated January 26, 1998, and recorded with the Recorder of Deeds of Cook County, Illinois, on July 16, 1998, as Document No. 98613684, the Property was conveyed to Sarah Richard alone.
  - d. The Property was conveyed to Sarah Richard alone for the purpose of refinancing the mortgage loan on the property.
  - e. The Quit Claim Deed, dated January 26, 1998 and recorded with the Recorder of Deeds of Cook County, Illinois, on July 16, 1998, as Document No. 98613684, was intended to convey only legal title and I intended to remain an equitable owner of the Property.

FURTHER AFFIANT SAYETH NOT.

IN WITNESS WHEREOF, affiant sets his/her hand and seal to this Affidavit of Interest on September 19, 2008.

*Morris Robinson*

Morris Robinson

SUBSCRIBED AND SWORN TO BEFORE ME THIS 19th DAY OF September, 2008.

*Mary Ellen Diaz*  
NOTARY PUBLIC

