

# UNOFFICIAL COPY



08269550360

## DEED IN TRUST

Doc#: 0826955036 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 09/25/2008 01:52 PM Pg: 1 of 3

THE GRANTOR, BARBARA A. MOLLER, an unmarried person, of the County of Cook, and the State of Illinois, for and in consideration of Ten Dollars and other good and valuable consideration in hand paid, Conveys and WARRANTS to BARBARA ANN MOLLER as Trustee under a Declaration of Trust dated September 23, 2008, 158 S. Stonington Drive, Palatine, Illinois 60074, and to all and every successor or successors in trust under said declaration of trust the following described real estate in Cook County, Illinois:

(Above space for Recorder's use only)

**PARCEL 1:** UNIT 48-1 IN STONINGTON CONDOMINIUM AS DELINEATED ON A SURVEY OF PART LOT ONE IN BAYBROOK PARK PUBLIC UTILITIES CONDOMINIUM DEVELOPMENT OF PART OF THE NORTHEAST 1/4 NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 27288308, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS

**PARCEL 2:** EASEMENT FOR INGRESS AND EGRESS AS CREATED BY DECLARATION RECORDED NOVEMBER 9, 1972 AS DOCUMENT 22115026 AS AMENDED BY DOCUMENT 27058788 RECORDED APRIL 25, 1984 AND AS CREATED BY DEED IN COOK COUNTY, ILLINOIS

### NO TAXABLE CONSIDERATION:

Exempt under Paragraph (e), Section 200/31-45 of Real Estate Transfer Tax Act & Cook County Ordinance 95104

Date: 9/23/08 Signed: *Christina Burtson*  
Attorney-in-Charge

Common Address: 158 S. Stonington Drive, Palatine, IL 60074  
Real Estate Index Number: 02-24-104-059-1115

TO HAVE AND TO HOLD the premises with the appurtenances on the trusts and for the uses and purposes set forth in this deed and in the declaration of trust.

Full power and authority are granted to the trustee to improve, manage, protect, and subdivide the premises or any part thereof; to dedicate parks, streets, highways, or alleys; to vacate any subdivision or part thereof, and to resubdivide said property 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 the premises 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 the trustee; to donate, to dedicate, to mortgage, pledge, or otherwise encumber the 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 present or in future, 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 to amend, change, or modify leases and the terms and provisions thereof at any time or times hereafter; to contract to make leases and options to purchase the whole or any part of the reversion and to

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contract respecting the manner of fixing the amount of present or future rentals; to partition or 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 the premises or any part thereof; and to deal with the 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 it, whether similar to or different from the ways above specified, at any time or times after the date of this deed.

In no case shall any party dealing with the 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 the trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advance on the premises, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the trustee, or be obliged or privileged to inquire into any of the terms of the trust agreement; and every deed, trust deed, mortgage, lease, or other instrument executed by the trustee in relation to the 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 deed and by the 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 deed and in the trust agreement or in some amendment thereof and binding upon all the beneficiaries thereunder; (c) that the 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 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, her, or their predecessor in trust.

The grantor hereby expressly waives and releases any and all right 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.

The grantor has signed this deed on September 23, 2008

*Barbara A. Moller*

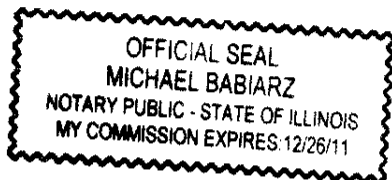
BARBARA A. MOLLER

STATE OF ILLINOIS                    )  
  ) ss.  
COUNTY OF COOK                    )

I am a ~~notary~~ public for the County and State above. I certify that BARBARA A. MOLLER, an unmarried person, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me on the date below and acknowledged that she signed and delivered the 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.

Dated: 9/23/2008

*[Signature]*  
NOTARY PUBLIC



This instrument was prepared by Michael A. Babiarz, Attorney at Law, 625 N. North Ct., Suite 230, Palatine, IL 60067

Mail To:  
Michael A. Babiarz  
Attorney at Law  
625 N. North Ct., Suite 230  
Palatine, IL 60067

Send Subsequent Tax Bills To:  
BARBARA ANN MOLLER  
158 S. Stonington Drive  
Palatine, IL 60074

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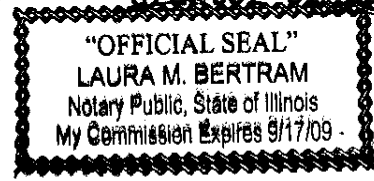
## STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed 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 9/23, 2008

Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before me by the said Michael A. Moore this 23rd day of September, 2008  
Notary Public [Signature]

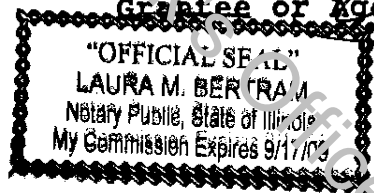


The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 9/23, 2008

Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me by the said Michael A. Moore this 23rd day of September, 2008  
Notary Public [Signature]



**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.)



### EUGENE "GENE" MOORE

RECORDER OF DEEDS / REGISTRAR OF TORRENS TITLES  
COOK COUNTY, ILLINOIS