



Doc#: 0910441018 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/14/2009 09:45 AM Pg: 1 of 3

**WARRANTY DEED
IN TRUST**

**GRANTORS, James M. Platis
and Katherine A. Platis** of the
City of Chicago, County of Cook
and State of Illinois, for and in
consideration of the sum of Ten
and No/100 Dollars (\$10.00)

in hand paid, and other good and
valuab~~e~~ consideration, **CONVEYS**

and **WARRANTS** unto **GRANTEES, David C. Meyer as Trustee under Trust dated
December 18, 1992 of the David C. Meyer Living Trust as to an undivided 1/2 interest and
Anita L. Meyer, Trustee under Trust dated December 18, 1992 of the Anita L. Meyer
Living Trust as to an undivided 1/2 interest**, whose address is: 235 West Main Street,
Glenwood, IL 60425, the following described real estate located in the City of Chicago, County
of Cook, and State of Illinois,

**LOT 34 AND THE WEST 5 FEET OF LOT 35 IN BLOCK 1 IN OLIVER'S
SUBDIVISION OF NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 20,
TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN,
IN COOK COUNTY, ILLINOIS**

**PERMANENT REAL ESTATE INDEX NUMBER: 14-20-306-029-0000
ADDRESS OF PROPERTY: 1228 West Eddy Street, Chicago, IL 60657**

to have and to hold the foregoing real estate with the appurtenances upon the trusts and for the
uses and purposes herein and in the foregoing Trust Agreement set forth.

Full power and authority is hereby granted to said trustee to improve, manage, protect and
subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to
vacate any subdivision or part thereof, and to re-subdivide said property as often as desired, to
contract to sell, to grant options to purchase to sell or on any terms, to convey either with or
without consideration, to convey said premises 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 trustee, to donate, to dedicate, to mortgage, pledge or otherwise
encumber said 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 praesenti or 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 upon any terms and for any period or periods of time
and to amend, change or modify leases and their 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

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property, or any part hereof, for other real or personal property, to grant easement 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.



In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any part hereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application any purchase money, rent, or money borrowed or advanced on said premises, or be obligated to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustee, or be obliged or privileges to inquire into any of the terms of said trust 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 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 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, 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, her 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 or 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 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 word, "in trust", or "upon condition", or "with limitations", or words of similar import, in accordance with the statute in such case made and provided.

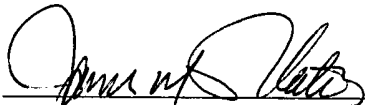
Grantors hereunder hereby expressly release and waive all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

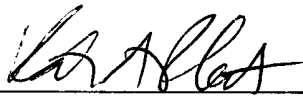
SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; acts done by or suffered through Grantees; special governmental taxes or assessments confirmed and unconfirmed; and general real estate taxes for 2008 and subsequent years.

STATE TAX  REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	STATE OF ILLINOIS	09000005006	REAL ESTATE TRANSFER TAX	CITY TAX  REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE	CITY OF CHICAGO	09000005254	REAL ESTATE TRANSFER TAX
	APR. - 9.09	# 0000000000	01855.00		APR. - 9.09	# 0000000000	19477.50
			FP 102808				

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This Instrument is signed and sealed this 27 day of March 2009.


James M. Platis


Katherine A. Platis

State of Illinois)
County of Cook)

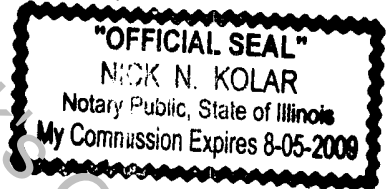
I, the undersigned, a Notary Public in the county and state aforesaid, DO HEREBY CERTIFY that **James M. Platis and Katherine A. Platis**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me in person this day and acknowledged that they signed, sealed and delivered the instrument as their free and voluntary acts, for the uses and purposes therein set forth, including the release and waiver of homestead.

Given under my hand and official seal this 27 day of March, 2009.

My Commission expires 8-5-2009


NOTARY PUBLIC

This instrument was prepared by: Athena Smith, Esq., 241 Meadowbrook Lane, Hinsdale, IL 60521




SEND SUBSEQUENT TAX BILLS TO:

David C. Meyer
Anita L. Meyer
1228 West Eddy Street
Chicago, IL 60657

MAIL RECORDED INSTRUMENT TO:

James E. Hussey, Esq.
230 West Monroe Street, Suite 250
Chicago, IL 60606

COUNTY TAX  REVENUE STAMP	COOK COUNTY REAL ESTATE TRANSACTION TAX APR. -9.09	# 0000002829	REAL ESTATE TRANSFER TAX
			0092750
			FP 102802