

UNOFFICIAL COPY

DEED IN TRUST

=====

MAIL TO: John J. Placek
15 N. Arlington Heights Rd
Arlington Heights, IL
60004-6067



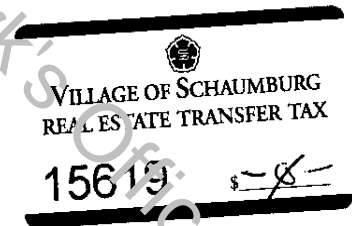
NAME AND ADDRESS OF TAXPAYER:

Michael J. Maggio and Mary B. Maggio
1077 Oakwood Ct.
Schaumburg, IL 60193

Doc#: 0928931036 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/16/2009 11:03 AM Pg: 1 of 5

THE GRANTOR(S) **Michael Joseph Maggio and Mary Beth Maggio**, of the County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00), in hand paid, Convey and QUIT CLAIM an undivided one half interest unto Michael Joseph Maggio, as Trustee under the provisions of a trust agreement dated Sept 10 2009, and known as the Michael Joseph Maggio Trust, (hereinafter referred to as "said trustee", regardless of the number of trustees), and unto all and every successor or successors in trust under said trust agreement, and an undivided one half interest unto Mary Beth Maggio, as Trustee under the provisions of a trust agreement dated Sept 10 2009, and known as the Mary Beth Maggio Trust, (hereinafter referred to as "said trustee", regardless of the number of trustees), and unto all and every successor or successors in trust under said trust agreement, the following described real estate in the County of Cook and State of Illinois, to wit:

See legal attached.



Commonly Known As: 1077 Oakwood Ct., Schaumburg, IL 60193

Permanent Index No.: 07-28-305-026-0000

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth.

Full power and authority are hereby granted to said trustee to improve, manage, protect and subdivide said 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 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

UNOFFICIAL COPY

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 present or in future, and upon any terms and for any period or periods of time, not exceeding in case of any single demise 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 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 whole or any part of reversion and to contract respecting manner of fixing amount of present or future rentals; to partition or to exchange said property, or any part thereof, for or 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 the ways for such other consideration as it would be lawful for any person owning the same deal with the same, where 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 thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to application of any purchase money, rent or money borrowed or advanced on said premises, or be obliged to see that terms of this trust have been complied with, or be obliged to inquire into necessity or expediency of any act of said trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, trust deed, mortgage, lease or 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 instrument, (a) that at 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 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 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 earnings, avails and proceeds arising from 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, words "in trust," or "upon condition," or "with limitations," or words of similar import, in accordance with statute in such case made and provided.

And said grantor(s) **Michael Joseph Maggio and Mary Beth Maggio** hereby expressly waive and release any and all right or benefit under and by virtue of any and all statutes of State of Illinois providing for exemption of homesteads from sale on execution or otherwise.

UNOFFICIAL COPY

In Witness Whereof, grantor(s) Michael Joseph Maggio and Mary Beth Maggio aforesaid have hereunto set their hands and seals this 10th day of SEPTEMBER, 2009.

Michael J. Maggio
Michael Joseph Maggio

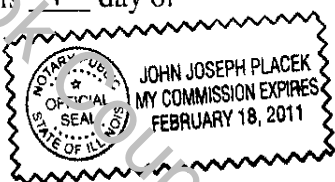
Mary Beth Maggio
Mary Beth Maggio

State of Illinois, County of Cook, ss.

I, the undersigned, a Notary Public in and for County and State aforesaid, DO HEREBY CERTIFY that **Michael Joseph Maggio and Mary Beth Maggio**, married to each other, personally known to me to be same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered said instrument as their free and voluntary act, for uses and purposes therein set forth, including release and waiver of right of homestead.

Given under my hand and official seal, this 10 day of Sep, 2009.

[Signature]
Notary Public



SCRIVENER HAS NOT EXAMINED TITLE, relying upon legal descriptions provided by the Grantor. Accordingly, Scrivener disclaims responsibility or liability which may result from failure of the Grantor to hold such title in the manner represented.

NOTE: PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES
MUNICIPAL TRANSFER STAMP (If Required)
COUNTY/STATE TRANSFER STAMP

NAME AND ADDRESS OF PREPARER:
John J. Placek
15 N. Arlington Heights Rd
Arlington Heights, IL 60004-6067

EXEMPT under provisions of paragraph (e) Section 4, Real Estate Transfer Act.
Michael J. Maggio
Buyer, Seller, or Representative

SCRIVENER HAS NOT EXAMINED TITLE, relying upon legal descriptions provided by the Grantor. Accordingly, Scrivener disclaims responsibility or liability which may result from failure of the Grantor to hold such title in the manner represented.

** This conveyance must contain the name and address of the Grantee for tax \billing purposes (55 ILCS 5/3-5020).

UNOFFICIAL COPY

Legal Description:

LOT 21080 IN WEATHERSFIELD UNIT 21, BEING A SUBDIVISION IN THE SOUTH WEST QUARTER OF SECTION 28, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS ON NOVEMBER 27, 1974 AS DOCUMENT NO. 22747556, IN COOK COUNTY, ILLINOIS.

Pin #: ~~07-28-305-026-0000~~

County: Cook County, State of Illinois

Property of Cook County Clerk's Office

UNOFFICIAL COPY

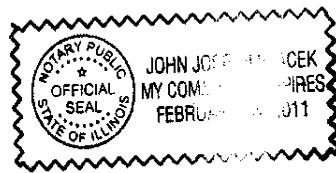
STATEMENT BY GRANTOR AND GRANTEE

The **Grantor** or his agent affirms that, to the best of his knowledge, the name of the **Grantee** shown on the Deed of Assignment of Beneficial Interest in 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 SEPTEMBER 10, 2009

Signature: Michael J. Maggio
Grantor or Agent

Subscribed and sworn to before me
By the said Michael J. Maggio
This 10, day of Sept, 2009
Notary Public [Signature]

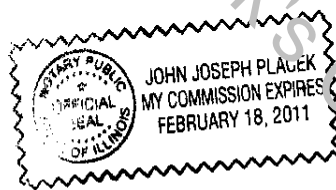


The **Grantee** or his Agent affirms and verifies that the name of the **Grantee** shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Date September 10, 2009

Signature: Mary Beth Maggio
Grantee or Agent

Subscribed and sworn to before me
By the said Mary Beth Maggio
This 10, day of Sept, 2009
Notary Public [Signature]



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.)