

# UNOFFICIAL COPY

## DEED IN TRUST



Doc#: 0930749010 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 11/03/2009 10:29 AM Pg: 1 of 3

The GRANTOR **Susan P. Lesh**, of the County of Cook, and State of Illinois, for and in consideration of TEN (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, conveys and QUIT CLAIMS unto Susan P. Lesh, of 1312 Leona Terrace; Arlington Heights, Cook County, Illinois, **not individually, but as trustee** under the provisions of a trust agreement dated the 30<sup>th</sup> day of May, 2003, and known as the Declaration of Revocable Living Trust for Primary Benefit of Susan P. Lesh, (hereinafter referred to as "said trustee," regardless of the number of trustees,) and unto all and every successor trustee or successors in trust under said trust agreement, the following described real estate in the County of Cook and State of Illinois, to wit:

(Reserved for Recorder's Office)

Lot 329 in Unit E of Reuter's Westgate Subdivision No. 2 being a Subdivision in the West half of Section 31, Township 42 North, Range 11, East of the Third Principal Meridian in Cook County, Illinois.

**Permanent Tax Number:**

**Address of Property:** 1312 Leona Terrace; Arlington Heights, Illinois 60005

TO HAVE AND 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 the 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 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 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 99 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 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 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 thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obliged 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 privileged to inquire into any 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 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)

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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.

**IN WITNESS WHEREOF**, the Grantor aforesaid has hereunto set her hand and seal this 5<sup>th</sup> day of March, 2004.

  
\_\_\_\_\_  
Susan P. Lesh, Grantor (SEAL)

STATE OF ILLINOIS        )  
  ) SS.  
COUNTY OF Cook        )


I, the undersigned, a Notary Public in and for the County and state aforesaid, do hereby certify that Susan P. Lesh, personally known to me to be the same person whose name is subscribed to the foregoing instrument appeared before me this day in person and acknowledged that she signed and delivered the said instrument as her own free will and voluntary act for the purposes therein set forth.

Given under my hand and Notarial Seal this 5<sup>th</sup> day of March, 2004.

  
\_\_\_\_\_  
Notary Public



**THIS DEED IS EXEMPT FROM THE REAL ESTATE TRANSFER TAX ACT PURSUANT TO SECTION 4, PARAGRAPH (e) OF SAID ACT.**

  
\_\_\_\_\_  
Ronald J. Nelson, Attorney at Law

**AFTER RECORDING, MAIL TO:**  
Ronald J. Nelson  
Attorney at Law  
750 W. Northwest Highway  
Arlington Heights, Illinois 60004

**SEND SUBSEQUENT TAX BILLS TO:**

This Instrument was prepared by:  
Ronald J. Nelson, Attorney at Law  
750 W. Northwest Highway  
Arlington Heights, Illinois 60004  
(847)381-3598

Susan P. Lesch  
1312 Leona Terrace  
Arlington Heights, Illinois 60005

Deed Into Trust, Arlington Heights Residence

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## STATEMENT BY GRANTOR AND GRANTEE

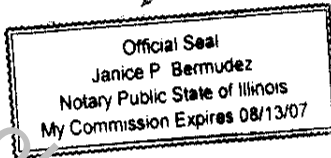
### STATEMENT BY GRANTOR:

To the best of his knowledge, the names of the Grantee shown on the Deed or Assignment of beneficial interest in a land trust, to which this Certification is attached, is either a natural person, an Illinois corporation or a 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 in 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.

Subscribed and sworn to before me by the said Grantor this 5th day of March, 2004

Signature: Susan P. Lesh  
Susan P. Lesh, Grantor

Janice P. Bermudez  
Notary Public



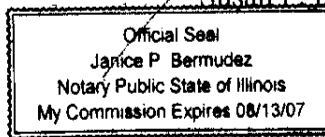
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Subscribed and sworn to before me by the said Grantee this 5th day of March, 2004

Signature: Susan P. Lesh  
Susan P. Lesh, Grantee

Janice P. Bermudez  
Notary Public



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 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.)