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DEED IN TRUST

Doc#: 1015356033 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/02/2010 12:29 PM Pg: 1 of 4

THE GRANTORS, Oscar Miller and Esther Miller, husband and wife, as tenants by the entirety, of the County of Cook, State of Illinois, for and in consideration of Ten and no/100 Dollars, and other good and valuable consideration in hand paid, CONVEY and WARRANT unto

Esther Miller, as Trustee of the Esther Miller Estate Trust dated June 3, 1994, as amended and restated June 8, 2005, and Oscar Miller, as Trustee of the Oscar Miller Estate Trust dated June 3, 1994, as amended and restated June 8, 2005, each as to an undivided fifty per cent (50%) interest as tenants-in-common
Unit 201, 7201 North Lincoln Avenue,
Lincolnwood, Illinois 60712

(herein referred to as "said trustees", regardless of the number of trustees) and unto all and every successor or successors in trust under said trust agreements, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

See Legal Description attached hereto:

Permanent Real Estate Index Number: 10-27-321-002-1001

Address of Real Estate: Unit 201, 7201 North Lincoln Avenue
Lincolnwood, Illinois 60712

Subject to existing mortgages and liens of record, if any, covenants, restrictions, easements and building lines of record.

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

Full power and authority are hereby granted to said trustees 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 on any terms; to convey either with or without consideration; to convey said premises or any part thereof to any 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, to pledge, or otherwise to 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 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 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 changes 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 trustees 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 trustees, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obliged to see that the terms of these trusts have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustees, or be obliged or privileged to inquire into any of the terms of said trust agreements; and every deed, trust deed, mortgage, lease, or other instrument executed by said trustees 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 agreements was in full force and effect; (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions, and

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limitations contained in this Indenture and in said trust agreements or in some amendment thereof and binding upon all beneficiaries thereunder; (c) that said trustees were duly authorized and empowered to execute and deliver 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, or their predecessors 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.

And the said grantors hereby expressly waive and release any and all right or benefit 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.

In Witness Whereof, the grantors aforesaid have hereunto set their hands and seals this 16th day of May, 2010..

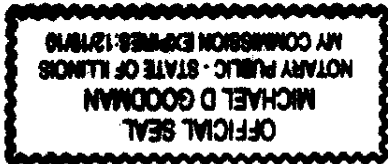
Oscar Miller
OSCAR MILLER

Esther Miller
ESTHER MILLER

ACKNOWLEDGMENT

I, the undersigned, a Notary Public, in the State of Illinois, DO HEREBY CERTIFY that Oscar Miller and Esther Miller, personally known to me to be the 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 the foregoing instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 16th day of May, 2010.



Michael D. Goodman
Notary Public (self employed attorney and preparer of deed)

This instrument prepared by Michael D. Goodman, Attorney at Law, 1692 Longvalley Dr., Northbrook, IL 60062

Mail to:

Oscar Miller
7201 North Lincoln Avenue, Unit 201
Lincolnwood, Illinois 60712

Send Subsequent Tax Bills to:

Oscar Miller, Trustee
7201 North Lincoln Avenue, Unit 201
Lincolnwood, Illinois 60712

Exempt under the provisions of Paragraph E, Section 31-45
Real Estate Transfer Tax Law

5/16/10
Date

Michael D. Goodman
Buyer, Seller or Representative

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LEGAL DESCRIPTION

To

Deed in Trust dated May 16, 2010

Oscar Miller and Esther Miller, Grantors

Property: Unit 201, 7301 North Lincoln Avenue
Lincolnwood, IL 60712

PARCEL 1:

UNIT NUMBER 201, IN HAMPTON PLACE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THAT PART OF THE SOUTH 299 FEET OF THE SOUTH WEST 1/4 OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING EASTERLY OF THE CENTER LINE OF LINCOLN AVENUE IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 25483680; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS

PARCEL 2:

THE EXCLUSIVE TO THE USE OF INDOOR PARKING SPACE 36-'A' AND 37-'A', A LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 25483680, IN COOK COUNTY, ILLINOIS.

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 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: 5/16/2010Signature: Oscar Miller
Grantor or Agent

SUBSCRIBED and SWORN to before me
by Oscar Miller this 15th day of
May, 2010.

Michael D Goodman
Notary Public

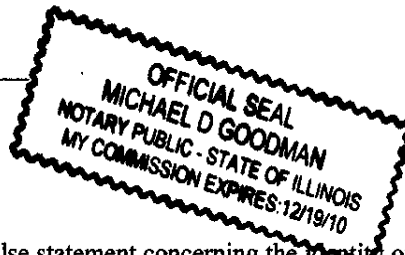


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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: 5/16/2010Signature: Oscar Miller
Grantee or Agent

SUBSCRIBED and SWORN to before me
by Oscar Miller this 16th day of
May, 2010.

Michael D Goodman
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 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.]

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