

# UNOFFICIAL COPY



Doc#: 1026722018 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 09/24/2010 09:20 AM Pg: 1 of 4

This instrument was prepared by,  
and after recording should be mailed  
to:

Kenneth S. Freedman  
Attorney at Law  
40 Skokie Boulevard, Suite 630  
Northbrook, Illinois 60062



(THE ABOVE SPACE RESERVED FOR RECORDING DATA)

Property of Cook County Clerk's Office

## QUIT CLAIM DEED IN TRUST

The Grantor, **KARL G. SIEBEL**, divorced and not since remarried, of Morton Grove, Illinois, in consideration of the sum of Ten and No/100 (\$10.00) Dollars, and other good and valuable consideration paid, conveys and quit-claims to **MATILDA A. BLODGETT, AS TRUSTEE OF THE MATILDA A. BLODGETT TRUST DATED FEBRUARY 4, 1995** (hereinafter referred to as "said Trustee"), of 2339 Schaeffer Hills Drive, Henderson, Nevada 89052, and to all and every successor or successors in trust under said Trust Agreement, the following described real estate situated in Cook County, Illinois:

LOT 15 AND THE NORTH 12 FEET OF LOT 16 IN BLOCK 5 IN FIELD AND MARTIN'S DEMPSTER STREET TERMINAL SUBDIVISION, BEING A SUBDIVISION IN THE SOUTHWEST ¼ OF SECTION 16 AND IN THE SOUTHEAST ¼ OF SECTION 17, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 10-17-412-050-0000

PROPERTY ADDRESS: 9009 Menard, Morton Grove, Illinois 60053

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 real estate or any part thereof; to dedicate parks, streets, highways or alleys, to vacate any subdivision or part thereof, and to resubdivide said real estate 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 real estate 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 said Trustee; to donate, to dedicate, to mortgage, pledge or otherwise encumber said real estate, or any part thereof; to lease said real estate, 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 real estate, 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 real estate or any part thereof; and to deal with said real estate and every part thereof in all other ways and for such other

EXEMPT PURSUANT TO SECTION 1-11-5  
VILLAGE OF MORTON GROVE REAL ESTATE TRANSFER STAMP  
EXEMPTION NO 07252 DATE 9-21-10  
ADDRESS 9009 Menard  
BY Ad Walker  
VOID IF DIFFERENT FROM DEED

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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, or any successor in trust, in relation to said real estate, or to whom said real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said Trustee, or any successor in trust, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on said real estate, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the authority, 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 other instrument executed by said Trustee, or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of every person (including the Registrar of Titles of said county) 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, if any, 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 or their predecessor in trust.

The interest of each and every beneficiary hereunder and under said Trust Agreement 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 grantor hereby expressly waives and releases 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 grantor aforesaid has hereunto set his hand and seal on                       
9/11, 2010.

  
KARL G. SIEBEL

\_\_\_\_\_  
(SEAL)

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STATE OF ILLINOIS )  
                                  ) ss  
COUNTY OF COOK )

I, Mary L. Ziniel, a Notary Public in and for said County, in the State aforesaid, do hereby certify that **KARL G. SIEBEL**, divorced and not since remarried, who is 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 he signed, sealed and delivered the said instrument as his 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, on September 1st, 2010.

Mary L. Ziniel  
NOTARY PUBLIC



Mail tax bills to:

Matilda A. Blodgett  
2339 Schaeffer Hills Drive  
Henderson, Nevada 89052

I hereby declare that this deed represents a transaction exempt under the provisions of Paragraph "e", Section 4 of the Real Estate Transfer Tax Act.

Sept. 21 2010  
Date

[Signature]  
ATTORNEY

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## STATEMENT BY GRANTOR AND GRANTEE

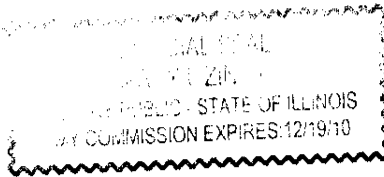
The grantor or grantor's agent affirms that, to the best of grantor's knowledge, the name of the grantor shown on the deed or assignment of beneficial interest in a land trust is that of either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold 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: 0 - 1, 2010

Signature: [Handwritten Signature]  
Grantor or Agent

Subscribed and sworn to before me on September 1st, 2010

[Handwritten Signature]  
NOTARY PUBLIC



The grantee or grantee's agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is that of 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: September 2, 2010

Signature: [Handwritten Signature]  
Grantee or Agent

Subscribed and sworn to before me on September 2, 2010

[Handwritten Signature]  
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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)