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Doc#: 1028856041 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/15/2010 04:33 PM Pg: 1 of 5

QUITCLAIM DEED TO TRUST

EXEMPT-PURSUANT TO SECTION 1-11-5

VILLAGE OF MORTON GROVE REAL ESTATE TRANSFER STAMP

EXEMPTION NO. 07269 DATE 10/15/10

ADDRESS 8524 Mason
(VOID IF DIFFERENT FROM DEED)

BY *Abuwalid*

THE GRANTOR(S), HINA FATIMA AND HUSSAIN GHALIB, currently residing at 8524 N. Mason Ave., Morton Grove, Illinois 60053, and in consideration of \$10.00, and other good and valuable consideration in hand paid, does hereby remise, convey and quitclaim unto IMRAN NANIWALA, AS TRUSTEE OF THE FATIMA REVOCABLE LIVING TRUST, Number 01-10132010, having a mailing address of 4929 N. Kildare, Chicago, Illinois 60630, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

THE NORTH 1/2 OF LOT 27 AND ALL OF LOT 28 IN BROOK'S SUBDIVISION OF LOT 7 OF THE CIRCUIT COURT PARTITION OF LOTS 19 AND 24 IN COUNTY CLERK'S DIVISION OF SECTION 20, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND THE EAST 1/2 OF THE NORTHEAST 1/4 SECTION 19 AND THAT PART OF THE SOUTHEAST 1/4 OF THE NORTH WEST 1/4 OF SECTION 20 LYING BETWEEN AND BOUNDED BY THE SOUTH LINE OF SAID LOT 24 AND THE NORTH LINE OF MILLER'S MILL ROAD, ALSO THAT PART OF LOT 14 IN COUNTY CLERK'S DIVISION LYING BETWEEN SAID MILLER'S MILL ROAD AND SAID LOT 7 ABOVE DESCRIBED IN TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. PERMANENT REAL ESTATE INDEX NUMBER(S): 03-12-380-0.3

Permanent Real Estate Index Number(s): 10-20-217-039-0000;

Address of Real Estate: 8524 N Mason Ave, Morton Grove, Illinois 60053

TO HAVE AND TO HOLD said real estate and appurtenances thereto upon the trusts set forth in said Trust Agreement and for the Following uses:

1. The Trustee (or Trustees, as the case may be), is invested with the following powers: (a) to manage, improve, divide or subdivide the trust property, or any part thereof; (b) To sell on any terms, grant options to purchase, contract to sell, to convey with or without consideration, to convey to a successor or successors in trust, any or all of the title and estate of the trust, and to grant to such successor or successors in trust all the powers vested in the Trustee; (c) To mortgage, encumber or otherwise transfer the trust property, or any interest therein, as security for advances or loans; and (d) To lease and enter into leases for the whole or part of the premises, from time to time, and to renew, extend or modify any existing lease.

2. Any party dealing with the Trustee with regard to the trust property, whether by contract, sale, mortgage, lease or otherwise, shall not be required to see to the application of the purchase money, loan proceeds, rental or other consideration given, nor shall be required to see that the terms of the trust have been complied with, or to enquire into the powers and authority of the Trustee, and the execution of every contract, option, deal, mortgage or other instrument dealing with the trust property, shall be conclusive evidence in favor of every person relying upon or claiming under such conveyance or other instrument; that at the time of the execution and delivery of any of the aforesaid instruments, the Trust Agreement above described was in full force and effect; that said instrument so executed was pursuant to and in accordance with the authority granted the Trustee, and is binding upon the beneficiary or beneficiaries under said Trust Agreement; and if said agreement is executed by a successor or successors in trust, that he or they were duly appointed and are fully invested with the title, estate, rights, powers and duties of the preceding Trustee.

3. The interest of each and every beneficiary under said Trust Agreement and hereunder, and of all persons claiming under any of the beneficiaries, shall be only in the earnings, avails and proceeds arising from the sale or other disposition of the trust property, and such interest is hereby declared to be personal property only, and the beneficiary or beneficiaries of the trust shall not have any title or interest therein, legal or equitable, except as stated.

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All of the covenants, conditions, powers, rights and duties vested hereby, in the respective parties, shall inure to and be binding upon their heirs, legal representatives and assigns.

The Grantor(s) hereby waive(s) and release(s) any and all right and benefit under and by virtue of the Statutes of the State of Illinois providing for the exemption of homestead from sale or execution or otherwise.

DATED: OCTOBER 14, 2010

Hina Fatima

Hussain Ghalib

HINA FATIMA

HUSSAIN GHALIB

STATE OF Illinois COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, HINA FATIMA, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said 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 14th ~~29th~~ ^{KF} day of October, 20 10

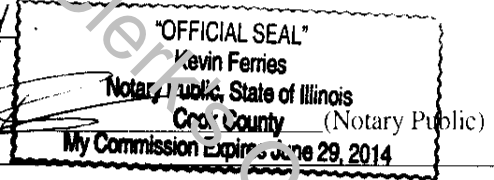
Commission expires June 29th, 20 ~~10~~ ^{KF} 14



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, HUSSAIN GHALIB, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said 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 14th day of October, 20 10

Commission expires June 29th, 20 ~~10~~ ^{KF} 14



Prepared by:
Jeffrey D. Woods, Esq.
1447 W. Henderson #1
Chicago, Illinois 60657

Mail to:
FATIMA REVOCABLE LIVING TRUST
4929 N. Kildare
Chicago, Illinois 60630

Name and Address of Taxpayer:
FATIMA REVOCABLE LIVING TRUST
4929 N. Kildare
Chicago, Illinois 60630

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Certificate of Trust Existence and Authority

STATE OF ILLINOIS)
COUNTY OF Cook)

The undersigned, being first duly sworn, certifies as follows:

1. He/she/they is/are the Settlor(s) of the Fatima Revocable Living Trust under a trust agreement dated 14th day of October 2010 which was the date of its execution.
2. The Settlor's address is: 8524 N Mason Ave, Morton Grove Illinois 60053
3. The name(s) and address(es) of all persons who are now trustees are as follows:
Imran Nanlawala 4929 N. Kildare Ave, Chicago, Illinois 60630
4. The name(s) and address(es) of all persons and successor trustees who are not now trustees of the trust are as follows:
5. The trust affect real property legally described as:
See Legal Description Attached hereto as "Exhibit A" and incorporated herein by this reference.
6. The trust, in its current form, provides in pertinent part as follows:

POWERS OF THE TRUSTEE

So long as the Trustee is the sole owner of record of the Real Estate and any other property held by it under this Trust Agreement, it is understood and agreed by the parties to this Agreement and by any persons who may subsequently obtain an interest in this Agreement that the Trustee will deal with the property. Also, notwithstanding any change in the Beneficiary or Beneficiaries, the Trustee may exercise any power or take any action which a prudent person would do or perform during Trust administration without court or other authorization, including, but not limited to: The power to sell, exchange, give options upon, partition, lease, mortgage, pledge or convey any real or personal property in the Trust upon such terms as the Trustee determines to be appropriate.

GOVERNING LAW

The governing law provision of the trust, in its current form, provides in pertinent part as follow: Illinois law shall govern the administration and interpretation of this Trust.

7. The trust agreement is revocable and may be revoked or amended with regard to the provisions described in this certificate of trust existence and authority as follows:

This Trust Agreement contains the entire understanding between the parties and may be amended, revoked or terminated only by a written agreement signed by the Trustee and the Settlers or their designees.

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Settlors or their designees.

- 8. Manner of Taking Title to the Trust Property. Assets transferred into this trust shall be titled to Imran Nanlawala Trustee of the Fatima Revocable Living Trust.
- 9. The agreement creating the trust, as amended, remains in full force and effect.

Dated: 14th day of October 2010

Hina Fatima

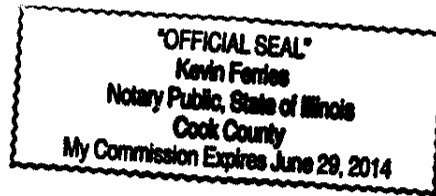
Settlor Hina Fatima

Hussain Ghalib

Settlor Hussain Ghalib

Imran Nanlawala

Trustee Imran Nanlawala



[Signature]

STATE OF ILLINOIS)
COUNTY OF COOK)

The foregoing instrument was acknowledged before me on this 14th day of October 2010 by Hina Fatima Hussain Ghalib Settlor(s) and Imran Nanlawala, Trustee.

Notary Public, Cook County State of Illinois
My commission expires 29 day of October, 2010 County of COOK acting in
COOK County.

Prepared by:

After recording return to:
Imran Nanlawala

Property of Cook County Clerk's Office

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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, 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: 10/18/10

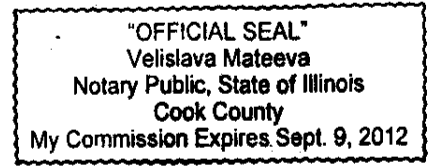
Signature: [Handwritten Signature]

SUBSCRIBED AND SWORN TO BEFORE ME BY

THE SAID Hussain Ghalib

THIS 18 DAY OF October, 2010

NOTARY PUBLIC [Handwritten 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 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: 10/18/10

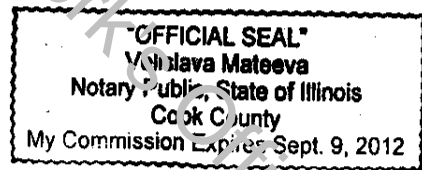
Signature: [Handwritten Signature]

SUBSCRIBED AND SWORN TO BEFORE ME BY

THE SAID Imran Nanlawala

THIS 18 DAY OF October, 2010

NOTARY PUBLIC [Handwritten Signature]



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 AB1 to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)