

# UNOFFICIAL COPY

## DEED IN TRUST

PREPARED BY and

MAIL TO:

Fred T. Moore

6832 W. Highland Drive

Palos Heights, IL 60463



10337460220

Doc#: 1033746022 Fee: \$40.00

Eugene "Gene" Moore RHSP Fee:\$10.00

Cook County Recorder of Deeds

Date: 12/03/2010 02:45 PM Pg: 1 of 3

Send subsequent tax bills to:

Walter L. Kucharski

13463 S. Westview Dr.

Palos Heights, IL 60463

The Grantors, Walter L. Kucharski and Elaine Kucharski, his wife, the City of Palos Heights, County of Cook, State of Illinois, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby convey and warrant to Walter L. Kucharski and Elaine Kucharski, as Co-Trustees under the terms and provisions of a certain Trust Agreement dated the 22<sup>nd</sup> day of November, 2010, and designated as the Walter L. and Elaine Kucharski Declaration of Trust (the Trust Agreement"), and to any and all successors as Trustee appointed under said Trust Agreement, or who may be legally appointed, the following described real estate, situated in the County of Cook, in the State of Illinois, to wit:

Parcel 1: Unit Number 13463 in Oak Hills condominium V as delineated on a survey of certain lots or parts thereof in Burnside's Oak Hills Country Club Village Subdivision in the South West ¼ of Section 36, Township 37 North, Range 12 East of the Third Principal Meridian, which survey is attached as Exhibit "A" to the Declaration of Condominium Ownership made by Burnside Construction Company, an Illinois Corporation, recorded 86044455 as amended, together with its undivided percentage interest in the common elements in Cook County, Illinois.

Parcel 2: Easements appurtenant to and for the benefit of Parcel 1 as set forth in the Declaration of Easements made by Burnside Construction Company as recorded October 25, 1976 as Document 23684698 and created by Deed from Burnside Construction Company to Raymond S. Barone and recorded June 22, 1989 as Document 89284522 for Ingress and Egress in Cook County, Illinois.

Permanent Real Estate Index Number: 23-36-303-162-1142

Address of Grantee and of Real Estate: 13463 Westview Drive, Palos Heights, IL 60463

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. (d) To dedicate parks, streets, highways or alleys, and to vacate any portion of the premises. (e) To lease and enter into leases for the whole or part of the premises, from time to time, but any such leasehold or renewal shall not exceed a single term of 199 years, 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,



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## STATEMENT BY GRANTOR AND GRANTEE

The grantors or their agent affirms that, to the best of their knowledge, the name of the grantees 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: November 22, 2010.

Walter J. Kucharski,

Grantor

Subscribed and sworn to before  
me by the said Grantor this  
22<sup>nd</sup> day of November, 2010.

Notary Public Kathleen K. Mulcahy.  
My commission expires: 11/24/2012.

The grantee or its 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.

Dated: November 22, 2010.

Walter J. Kucharski,

Grantee

Subscribed and sworn to before  
me by the said Grantee this  
22<sup>nd</sup> day of November, 2010.

Notary Public Kathleen K. Mulcahy.  
My commission expires: 11/24/2012.

NOTE: Any person who knowingly submits 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.