

# UNOFFICIAL COPY

Doc#: 1035546050 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 12/21/2010 02:28 PM Pg: 1 of 3

**DEVON BANK**  
6445 North Western Ave - Chicago, Illinois 60643  
(773) 465-3400

## WARRANTY DEED IN TRUST

THIS INDENTURE WITNESSETH, that the Grantor,  
**NEDER CAPITAL SERVICES, LLC**  
**AN ILLINOIS LIMITED LIABILITY**  
**COMPANY**, of **COOK**

of the County of **COOK** and the State of Illinois for and in consideration of the sum of Ten Dollars (\$10.00), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey(s) and Warranty(s) unto **DEVON BANK**, a banking corporation duly organized and existing under the laws of the State of Illinois, and duly authorized to accept and execute trusts within the State of Illinois as Trustee under the provisions of a certain Trust Agreement, dated the 14 day of **JULY**, 2010, and known as Trust Number 7439, the following described real estate in the County of \_\_\_\_\_ State of Illinois, to wit: 7441 N 12-21-10

SEE ATTACHED LEGAL DESCRIPTION

GRANTEE'S ADDRESS  
**10075 LINDA LANE #33 DES PLAINES, ILLINOIS 60016**  
PIN **09094030681631**


TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the trusts and for the uses and purposes herein and in said Trust Agreement set forth.

Full power and authority is 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 and to vacate any subdivision or part thereof, and to resubdivide said real estate or any part thereof, 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 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 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 present or in future, 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 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 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 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.

Exempt under provisions of Paragraph E, Section 4, Illinois Real Estate Transfer Tax Act.

STATE TAX

**STATE OF ILLINOIS**



DEC. 21. 10

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000010778


**REAL ESTATE TRANSFER TAX**

00036.00

FP 103036

COUNTY TAX

**COOK COUNTY**  
REAL ESTATE TRANSACTION TAX



DEC. 21. 10

REVENUE STAMP

# 0000010690

**REAL ESTATE TRANSFER TAX**

00018.00

FP 103047

Property not located in the corporate limits of the City of Des Plaines. Deed or Instrument not subject to transfer tax.

*L. Gonzalez* 8-13-10  
Des Plaines

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In the event that you or any person 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 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, any 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 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 all amendments thereof, if any, and binding upon all beneficiaries thereunder, (c) that said Trustee, or any successor in trust, 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.

And the said grantor(s) hereby expressly waive(s) and release(s) 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(s) aforesaid has hereto set \_\_\_\_\_ hand(s)  
and seal(s) this 15<sup>th</sup> day of July, 2010.

[Signature] (SEAL) \_\_\_\_\_ (SEAL)  
(SEAL) \_\_\_\_\_ (SEAL)

STATE OF ILLINOIS )  
COUNTY OF COOK ) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Hanna Mraibie personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that \_\_\_\_\_ signed, sealed and delivered the said instrument as a 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 Notarial seal this 15 day

July, 2010

[Signature]  
Notary Public



WIT  
Made To,

DEVON BANK  
TRUST DEPARTMENT  
6445 N WESTERN AVE  
CHICAGO IL 60645-5494

Address of Property

This instrument was prepared by:  
**AKRAM ZANAYED & ASSOCIATES**  
8550 S HARLEM AVE, STE C  
BRIDGEVIEW, IL 60455

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

UNIT 10075 GS TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN HERITAGE POINTE CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED MARCH 2, 2001 AS DOCUMENT NO. 0010170969 AND CERTIFICATE OF CORRECTION RECORDED MARCH 20, 2001 AS DOCUMENT NO. 0010220432, IN THE NORTHEAST AND SOUTHEAST QUARTERS OF SECTION 9, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINIOS.

Property of Cook County Clerk's Office