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Doc#: 1104144098 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/10/2011 03:12 PM Pg: 1 of 5

**DEED IN TRUST
(WARRANTY)**

The **GRANTORS, PAUL T. DIX, JR. AND NONA R. DIX**, as husband and wife, 1020 N. Ridge Avenue, Arlington Heights, Illinois 60004, for and in consideration of Ten and No Dollars (\$10.00), in hand paid, **CONVEY** and **WARRANT** to Paul T. Dix, not personally but in his capacity as Trustee of the Paul T. Dix Revocable Trust, under trust agreement dated January 11, 2011, ½ undivided interest, and to Nona Reynolds Dix, not personally but in her capacity as Trustee of the Nona Reynolds Dix Revocable Trust, under trust agreement dated January 11, 2010, ½ undivided interest, and to each and every Successor Trustee or Trustees, the following described real estate situated in the County of Cook, in the State of Illinois, to-wit:

LEGAL DESCRIPTION ATTACHED HERETO AND INCORPORATED HEREIN

Permanent Index Number (PIN): 03-30-203-018-0000

Address(es) of Real Estate: 1020 N. Ridge Avenue, Arlington Heights, Illinois 60004

Subject to: 2010 general real estate taxes and subsequent years; building and setback lines; easements of record, if any.

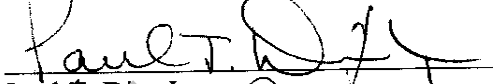
This deed is made to said Trustee, who shall have authority to make deeds; leases; leases of coal, oil, gas and other minerals; easements, and other conveyances of said property without further showing of authority than this deed. All grantees of the Trustee are lawfully entitled to rely on this power to convey without further inquiry into the power of the Trustee unless the grantee has actual knowledge that the conveyance is a violation of the trust.

In no case shall any party dealing with said Trustee or successor Trustee or Trustees in relation to said premises be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity of expediency of any act of said Trustee, or be obliged or privileged to inquire into any terms of said trust agreement; and every deed, mortgage, lease or other instrument executed by said Trustee in relation to said real estate shall be conclusive evidence in favor of every person relying on or claiming under any such conveyance, lease or other instrument (a) that at the time of the delivery thereof the 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 said trust agreement or in some amendment thereof and binding on all

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beneficiaries thereunder; (c) that said Trustee was duly authorized and empowered to execute and deliver every such 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 has or have been properly appointed and is or are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its, his, her or their predecessor in trust.

Dated this 11th day of January, 2011.



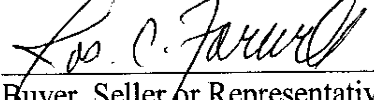
Paul T. Dix, Jr.



Nona R. Dix

This transaction is exempt from the provisions of the Real Estate Transfer Tax Law pursuant to 35 ILCS 200/31/45(e).

Dated this 11th day of January, 2011



Buyer, Seller or Representative

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Property of Cook County Clerk's Office

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Paul T. Dix, Jr. and Nona R. Dix, personally known to me to be the same person(s) whose name(s) 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 11th day of January, 2011.


Notary Public

My commission expires: Oct 4, 2014



This instrument was prepared by: Joseph C. Farwell, Esq., Farwell, Farwell & Associates, P.C., 2340 South Arlington Heights Road, Suite 202, Arlington Heights, Illinois 60005.

MAIL TO:

Joseph C. Farwell
Farwell, Farwell & Associates, P.C.
2340 S. Arlington Heights Road, #202
Arlington Heights, Illinois 60005

SEND SUBSEQUENT TAX BILLS TO:

Paul and Nona Dix
1020 N. Ridge Avenue
Arlington Heights, Illinois 60005

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LEGAL DESCRIPTION

IN BLOCK ONE (1) IN R.A. CEPEK'S ARLINGTON RIDGE, BEING A SUBDIVISION OF THAT PART OF THE WEST HALF (1/2) (EXCEPT THE EAST THIRTY-THREE (33) FEET THEREOF) OF THE NORTHEAST QUARTER (1/4) AND OF SOUTH HALF (1/2) OF THE NORTHWEST QUARTER (1/4) OF SECTION 30, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

P.I.N. 03-30-203-018

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GRANTOR/GRANTEE STATEMENT

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: 1/11, 2011

Signature: C. Chaille
Grantor or Agent

Subscribed as sworn to before me by the said Grantor or Agent this 11th day of January, 2011.

Michael J. Cronin
Notary Public



The Grantee 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: 1/11, 2011

Signature: C. Chaille
Grantee or Agent

Subscribed as sworn to before me by the said Grantee or Agent this 11th day of January, 2011.

Michael J. Cronin
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 a Class A misdemeanor for subsequent offenses.

ATTACH TO DEED OR FACSIMILE ASSIGNMENT TO BE RECORDED IN COOK COUNTY, ILLINOIS, IF EXEMPT UNDER THE PROVISIONS OF SECTION 4 OF THE ILLINOIS REAL ESTATE TRANSFER TAX