

UNOFFICIAL COPY



TRUSTEE'S DEED

(Illinois)

Doc#: 1106331032 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 03/04/2011 11:32 AM Pg: 1 of 4

Mail to: Melissa H. De Vries

Hoogendoorn & Talbot LLP

122 South Michigan, Suite 1220

Chicago, IL 60603-6263

Name & Address of Taxpayer:

Gloria B. Hillert

1620 Clay Court

Melrose Park, IL 60160

RECORDER'S STAMP

THE GRANTOR, Gloria B. Hillert, Trustee (Richard W. Hillert having died) of the Richard W. Hillert Revocable Trust, pursuant to a trust agreement dated the 7th day of November, 2000, for and in consideration of Ten and no/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, and in pursuance of the power and authority vested in the Grantor as said Trustee and of every other power and authority the Grantor does hereby CONVEY AND QUITCLAIM to Gloria B. Hillert, not personally but as Trustee of the Gloria B. Hillert Revocable Trust, dated November 7, 2000, and unto all and every successor(s) in trust under said trust agreement (see Exhibit A for trustee powers attached hereto and made a part hereof)

1620 Clay Court Melrose Park IL 60160
Grantee's Address City State Zip

of the City of Melrose Park, County of Cook, State of Illinois, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

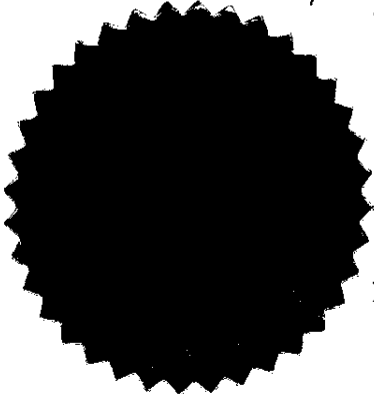
Lot three hundred eighty-two (382) in Winston Park Unit No. 2, being a Subdivision of Sections 2 and 3, Township 39 North, Range 12, East of the Third Principal Meridian according to the plat thereof recorded as Document 16628779, in Cook County, Illinois.

NOTE: If additional space is required for legal - attach on separate 8 1/2 x 11 sheet.

Permanent Index Number(s): 15-02-113-015-0000

Property Address: 1620 Clay Court, Melrose Park, IL 60160

DATED this 1/17/ day of Jan, 2011.



Gloria B. Hillert (SEAL)
Gloria B. Hillert, as trustee as aforesaid

NOTE: PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES.

STATE OF ILLINOIS )

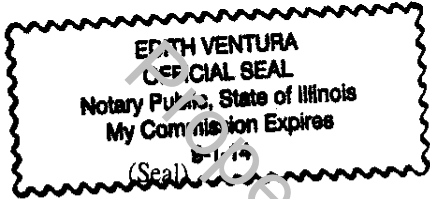
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) SS

COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Gloria B. Hillert, 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 she signed, sealed and delivered the said instrument as her 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 17 day of January, 2011.



E. Ventura  
Notary Public

**NAME AND ADDRESS OF PREPARER:**

Melissa H. De Vries  
Hoogendoorn and Talbot  
122 South Michigan Avenue  
Suite 1220  
Chicago, Illinois 60603-6107

COOK COUNTY-ILLINOIS TRANSFER STAMPS  
EXEMPT UNDER PROVISIONS OF PARAGRAPH  
E, SECTION 4, REAL ESTATE TRANSFER ACT.

DATE: 2/14/11  
Melissa H. De Vries  
Buyer, Seller or Representative

\*\* This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (Chap. 55 ILCS 5/2-5.22).

Property of Cook County Clerk's Office

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## EXHIBIT "A"

Full power and authority are hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof; to dedicate parks, streets, highways or alleys; to vacate any subdivision or part thereof, and to resubdivide said property 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 premises 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 property, or any part thereof; to lease said property, 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 property, 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 premises or any part thereof; and to deal with said property 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.

In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obligated to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obliged to see that the terms of this trust have been complied with or be obliged to inquire into the 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 in relation to said real estate shall be conclusive evidence in favor of every person 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 and binding upon any 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.

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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, 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: March 3, 2011

Signature:

  
Grantor or Agent

Subscribed and sworn to before me this  
3rd day of March, 2011.


  
Notary Public



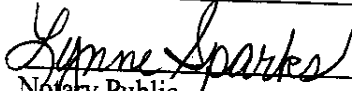
The grantee or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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: March 3, 2011

Signature:

  
Grantee or Agent

Subscribed and sworn to before me this  
3rd day of March, 2011.

  
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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]