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QUIT CLAIM DEED IN TRUST

Doc#: 1107413031 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/15/2011 02:24 PM Pg: 1 of 5

THIS INDENTURE WITNESSETH,
THAT THE GRANTOR,
JOANN M. AMBRIZ, a single woman,
3800 Ashley Court, Rolling Meadows,
Illinois, for and in consideration of the
sum of TEN (\$10.00) DOLLARS,
and other good and valuable consideration
in hand paid, receipt of which is
hereby acknowledged,
Conveys and Quitclaims unto
JOANN AMBRIZ, not
individually, but as Trustee under the
JOANN AMBRIZ REVOCABLE TRUST
DATED November 30, 2010,
3800 Ashley Court, Rolling Meadows, Illinois,
The following described real estate situated
in the County of Cook in the State of Illinois, to wit:

PARCEL 1: THAT PART OF LOTS 14-19 IN THE TOWNHOMES OF WESTMINSTER P.U.D., BEING A SUBDIVISION IN THE EAST 1/2 OF SECTION 26, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE CITY OF ROLLING MEADOWS, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED ON MAY 18, 2000 AS DOCUMENT NO. 00358653, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID LOTS 14-19, THENCE NORTH 66 DEGREES 26 MINUTES 00 SECONDS WEST, A DISTANCE OF 50.00 FEET; THENCE NORTH 23 DEGREES 34 MINUTES 00 SECONDS EAST, A DISTANCE OF 152.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING NORTH 23 DEGREES 34 MINUTES 00 SECONDS EAST, A DISTANCE OF 32.00 FEET; THENCE SOUTH 23 DEGREES 34 MINUTES 00 SECONDS WEST, A DISTANCE OF 32.00 FEET; THENCE NORTH 66 DEGREES 26 MINUTES 00 SECONDS WEST, A DISTANCE OF 50.00 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASTMENT OF INGRESS AND EGRESS OVER LOT 29 AS CONTAINED IN PLAT OF TOWNHOMES OF WESTMINSTER AND IN THE DECLARATION OF COVENANTS AND RESTRICTIONS RECORDED ON MAY 18, 2000 AS DOCUMENT NO. 00358674.

PIN: 02-26-412-026-0000

ADDRESS: 3800 Ashley Court, Rolling Meadows, Illinois 60008

S:\WILL\2010\Ambriz QCD.doc

CITY OF ROLLING MEADOWS, IL REAL ESTATE TRANSFER STAMP	
DATE	3-10-11 \$ 20.00
ADDRESS	3800 ASHLEY CT
8814	Initial CG

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TO HAVE AND HOLD said premises with the appurtenances, upon the trust and for the uses and purposes herein and in said trust agreement set forth.

In addition to all of the powers and authority granted to the trustees by the terms of said declaration of trust, full power and authority is hereby granted to the trustees 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 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 real estate or any part thereof to a successor or successors in trust to grant to such successor or successors in trust all of the title, estate, powers, and authorities vested in the trustees, to donate, to dedicate, to mortgage, pledge or otherwise encumber said property, 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 at the present or in the 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 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 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 or title or interest in or about or easement appurtenant to said real estate or any part thereof, and to deal with said property and every 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 the trustees 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 the trustees to be obliged to see to 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 necessity or expediency of any act of the trustees, or be obliged or privileged to inquire into any of the terms of said declarations of trust and every deed, trust deed, mortgage, lease or other instrument executed by the trustees 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 declarations of trust 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 declarations of trust or in some amendment thereof and binding upon all beneficiaries thereunder, (c) that the trustees were duly authorized and empowered to execute and deliver every such deed, trust deed, lease mortgage or other instrument,

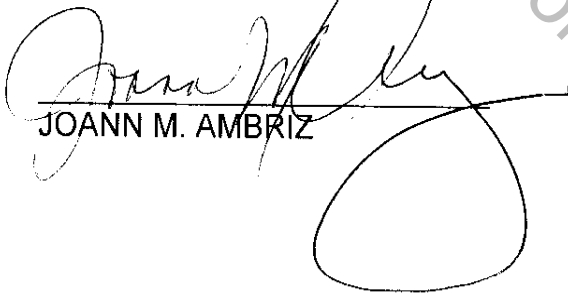
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and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of their predecessors in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

And said GRANTOR hereby expressly waives and releases any and all rights and benefits 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 aforesaid, JOANN M. AMBRIZ has executed this Quit Claim Deed in Trust on this 31 day of January, 2010.


JOANN M. AMBRIZ

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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 JOANN M. AMBRIZ, 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 that said instrument as her free and voluntary act, for the use and purposes therein set forth.

GIVEN under my hand and official seal this 31 day of January, 2011.



Patricia K Schellhase

Notary Public

This deed is exempt pursuant to Chapter 35 Section 305/4 (e) of Real Estate Transfer Tax Act.

Date: 1-31-2011

[Signature]

This document prepared by and after recording return to:
DAVID L. GOLDSTEIN & ASSOCIATES, L.L.C.
35 East Wacker Drive, Suite 650
Chicago, Illinois 60601
312.236.5689

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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: 3-14-11

Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and sworn before me by the said Agent this 14 day of March, 2011.

Notary Public Patricia K Scheelhaas



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: 3-14-11

Signature: [Handwritten Signature]
Grantee or Agent

Subscribed and sworn before me by the said Agent this 14 day of March, 2011.

Notary Public Patricia K Scheelhaas



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.