



**UNOFFICIAL COPY**

Subject to all applicable zoning and use ordinances.

The Trust described above is in full force and effect as of the date hereof, the Grantor is the Successor Trustee thereunder, and this Trustee's Deed is executed pursuant to and in exercise of the power and authority vested in the Grantor as such Successor Trustee.

Full power and authority is hereby granted to said Trustee to improve, manage and protect said Premises 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 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, front time to time upon any terms and for any period or periods of time, 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 the 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, and to deal with said property and every part thereof in all other ways and for such other consideration as it would be lawful or 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 obliged 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 were 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 all 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 invested with all the title, estate, rights, powers, authorities, duties and obligations of its or their predecessor in trust.

This Trustee's Deed is exempt under 35 ILCS 200/31-45(e) of the Illinois Real Estate Transfer Tax Act.

This Trustee's Deed is exempt under Sections 74-106(4) and (5) of the Cook County, Illinois Real Estate Transfer Tax.

*[REMAINDER OF PAGE LEFT BLANK INTENTIONALLY]*

**EXEMPTION APPROVED**  
DEPUTY VILLAGE CLERK OF VILLAGE OF RIVER FOREST

*Mary Casie*

# UNOFFICIAL COPY

IN WITNESS WHEREOF, the Grantor, not personally or individually but solely as Successor Trustee as aforesaid, has caused his name to be signed to these presents on the date appearing above.

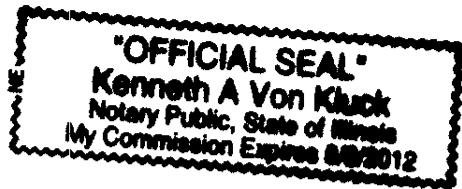
*Paul Harvey Aurandt II*

Paul Harvey Aurandt II, as Successor Trustee under Trust Agreement dated October 12, 1971, also known as the Evelyn Cooper Aurandt Declaration of Trust dated the 12<sup>th</sup> day of October, 1971

STATE OF ILLINOIS )  
 ) SS:  
COUNTY OF COOK )

I, the undersigned, a notary public in and for said County and State aforesaid, DO HEREBY CERTIFY that Paul Harvey Aurandt II, as Successor Trustee under Trust Agreement dated October 12, 1971, also known as the Evelyn Cooper Aurandt Declaration of Trust dated the 12<sup>th</sup> day of October, 1971, and personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Successor Trustee, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, not personally but solely as Successor Trustee aforesaid, for the use and purpose therein set forth.

Witness my hand and Notarial Seal this 16<sup>th</sup> day of FEBRUARY, 2011.



*Kenneth A. Von Kluck*  
NOTARY PUBLIC

WHEN RECORDED RETURN TO:

Kenneth A. von Kluck, Esq.  
Howard & Howard Attorneys PLLC  
200 South Michigan Avenue, Suite 1100  
Chicago, Illinois 60604-2401

MAIL TAX STATEMENTS TO:

Paul Harvey Aurandt II  
1027 Park, Avenue  
River Forest, Illinois 60305

EXEMPTION APPROVED  
DEPUTY VILLAGE CLERK OF VILLAGE OF RIVER FOREST

*Nancy Carie*

# UNOFFICIAL COPY

## STATEMENT OF GRANTOR

The Grantor 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.

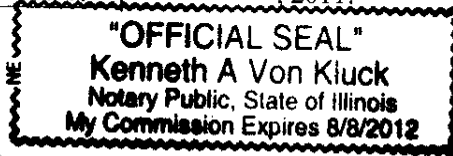
Dated FEBRUARY 16, 2011.

Paul Harvey Aurandt II

Paul Harvey Aurandt II, as Successor under Trust Agreement dated October 12, 1971, also known as the Evelyn Cooper Aurandt Declaration of Trust dated the 12<sup>th</sup> day of October, 1971

Subscribed and sworn to before me by the said Paul Harvey Aurandt II, as Successor Trustee under Trust Agreement dated October 12, 1971, also known as the Evelyn Cooper Aurandt Declaration of Trust dated the 12<sup>th</sup> day of October, 1971, this 16<sup>th</sup> day of FEBRUARY, 2011.

Kenneth A Von Kluck  
Notary Public



## STATEMENT OF GRANTEE

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.

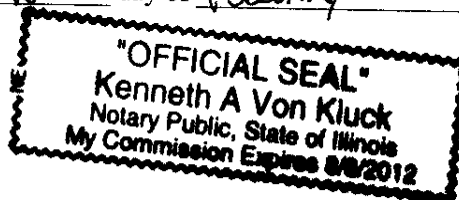
Dated FEBRUARY 16, 2011.

Paul Harvey Aurandt II

Paul Harvey Aurandt II, as Trustee of the Paul Harvey Aurandt II Declaration of Trust dated 10/10/10

Subscribed and sworn to before me by the said Paul Harvey Aurandt II, as Trustee of the Paul Harvey Aurandt II Declaration of Trust dated 10/10/10, this 16<sup>th</sup> day of FEBRUARY, 2011.

Kenneth A Von Kluck  
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 AB) to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.

**EXEMPTION APPROVED**  
DEPUTY VILLAGE CLERK OF VILLAGE OF RIVER FOREST

Nancy Carie