

# UNOFFICIAL COPY



## DEED IN TRUST

Doc#: 1117822078 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 06/27/2011 03:03 PM Pg: 1 of 3

THIS INDENTURE WITNESSETH, THAT THE GRANTOR, **MARGARITA RESENDEZ**, of the County of Cook, State of Illinois, for and in consideration of the sum of **TEN AND NO/100 DOLLARS (\$10.00)**, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, **CONVEYS and QUIT CLAIMS** to the **MARGARITA RESENDEZ TRUST** Dated May 10, 2011 all of her interest in and to the following described real estate located in the County of Cook, State of Illinois, as follows:

The North 30 feet of the North 60 feet of the South 90 feet of the East 1/2 (except that part of the West 8 feet thereof taken for alley) of that part of Lot 3 lying East of the East line of Girard (now known as Forde) Street in Block 32 in Sheffield's Addition to Chicago, in Section 31, Township 40 North, Range 14, East of the Third Principal Meridian.

Permanent Real Estate Index Number(s): 14-31-413-017-0000 ✓  
Address(es) of Real Estate: 1930 N. Wood Street, Chicago, Illinois 60622 ✓

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

Full power and authority is hereby granted to said trustee to subdivide and resubdivide the real estate or any part thereof; to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof; to execute contracts to sell or exchange, or execute grants of options to purchase; to execute contracts to sell on any terms; to convey either with or without consideration; to convey the 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 to make deeds for or deeds conveying directly to a Trust Grantee to donate, to dedicate, to mortgage, or otherwise encumber the real estate, or any part thereof; to execute leases of the real estate, or any part thereof, from time to time, in possession or reversion, by leases to commence in praesenti or futuro, and upon any terms and for any period or periods of time, and to execute renewals or extensions of leases upon any terms and for any period or periods of time and to execute amendments, changes or modifications of leases and the terms and provisions thereof at any time or times hereafter; to execute contracts to make leases and to execute options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to execute contracts respecting the manner of fixing the amount of present or future rentals; to execute grants of easements or charges of any kind; to release, convey or assign any right, title or interest in or about or easement appurtenant to the real estate or any part thereof; and to deal with the title to 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 title to the real estate to deal with it whether similar to or different from the ways above specified, and to inquire into any of the terms of the trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by the trustee in relation to the 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 herein and by 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 herein and in the trust agreement or in any amendments thereof and binding upon all beneficiaries, (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.

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45 Sub par. E and Cook County Ord. 93-0-27 par. E. Chad Miller 6/17/11

S ✓  
B ✓  
S N  
M N  
SC ✓  
E ✓  
NT CE

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IN WITNESS WHEREOF, the grantor aforesaid has hereunto set hand and seal this 14<sup>th</sup> day of May, 2011.

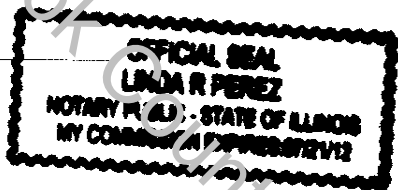
*Margarita Resendez*  
MARGARITA RESENDEZ

State of Illinois )  
County of ~~Lake~~ <sup>Cook</sup> )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT MARGARITA RESENDEZ, 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 instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 14<sup>th</sup> day of May, 2011.

*Linda R. Perez*  
Notary Public



Mail Recorded Deed To:  
Chad Mihevc  
Flores & Mihevc, LLC  
707 Lake Cook Road #220  
Deerfield, IL 60015

Send Tax Bills To:  
MARGARITA RESENDEZ  
1930 N. Wood Street  
Chicago, IL 60622

Deed Prepared By: *\*  
Chad Mihevc  
Flores & Mihevc, LLC  
707 Lake Cook Road #220  
Deerfield, IL 60015

Property of Cook County Clerk's Office

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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 May 14<sup>th</sup>, 20<sup>11</sup>

Signature: Margarita Resendez  
Grantor or Agent

Subscribed and sworn to before me  
By the said Margarita Resendez  
This 14<sup>th</sup> day of May, 20<sup>11</sup>  
Notary Public Linda R Perez

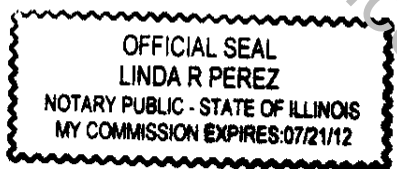


The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Date May 14<sup>th</sup>, 20<sup>11</sup>

Signature: Margarita Resendez as Trustee  
Grantee or Agent

Subscribed and sworn to before me  
By the said Margarita Resendez  
This 14<sup>th</sup> day of May, 20<sup>11</sup>  
Notary Public Linda R Perez



**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.)