

# UNOFFICIAL COPY



Doc#: 1120118064 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 07/20/2011 12:12 PM Pg: 1 of 4

**PREPARED BY:**

John E. Tallman  
111 E. Busse, #504  
Mt. Prospect, IL 60056

**MAIL TAX BILL TO:**

Gary and Terri Michaels  
1512 Crain Street  
Evanston, Illinois 60202

**MAIL RECORDED DEED TO:**

John E. Tallman  
111 E. Busse, #504  
Mt. Prospect, Illinois 60056

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**DEED IN TRUST**  
**Statutory (Illinois)**

THE GRANTOR(S), Gary H. Michaels, Trustee of the Gary Howard Michaels Revocable Trust dated October 2000, of the City of Evanston, County of Cook, State of IL for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND QUITCLAIM(S) to Gary H. Michaels, Trustee of the Gary H. Michaels Trust dated March 16, 2011, and Terri Krammer Michaels, Trustee of the Terri Krammer Michaels Trust dated March 16, 2011, both of 1512 Crain Street, Evanston, Illinois, each to an undivided one-half (1/2) interest as tenants in common in the following described real estate situated in the County of COOK, State of Illinois to wit:

SEE ATTACHED

Permanent Index Number: 10-28-111-044-1001

Property Address: 5251 Galitz Street., Skokie, Illinois

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

Full power and authority is hereby granted to said trustee to improve, manage, protect and subdivide said premises 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 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, leases 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 was in full force and effect, (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations

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*Deed in Trust- Continued*

contained in this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder, 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.

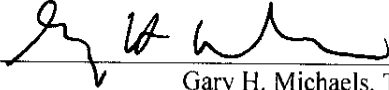
The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary 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 the said grantor hereby expressly waives and releases any and all right or benefit 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 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 duly authorized and empowered to execute and deliver every such deed,

Subject, however, to the general taxes for the year of 2010 and thereafter, and all instruments, covenants, restrictions, conditions, applicable zoning laws, ordinances, and regulations of record.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.


Dated this 24 Day of April 2011

  
 \_\_\_\_\_  
 Gary H. Michaels, Trustee

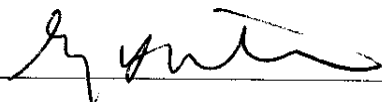
STATE OF ILLINOIS )  
 ) SS.  
 COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify Gary H. Michaels, Trustee of the Gary Howard Michaels Revocable Trust dated October 2000, 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 he signed, sealed and delivered the said instrument, as his 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 24 Day of April 2011

  
 \_\_\_\_\_  
 Notary Public  
 My commission expires: 6/17/11  
 JULIE COWAN

Exempt under provision of Paragraph E, Section 4, Real Estate Transfer Act

Signature: 

Date: 4/24/11

VILLAGE OF SKOKIE, ILLINOIS  
 Economic Development Tax  
 Village Code Chapter 98  
 EXEMPT Transaction  
 Skokie Office 05/5/11

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## LEGAL DESCRIPTION

UNIT NUMBER 101, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS DEVELOPMENT PARCEL): LOTS 29 THROUGH 35 INCLUSIVE, (EXCEPT THE SOUTH 8 FEET THEREOF) IN GALITZ SUBDIVISION OF LOTS 27 THROUGH 29, INCLUSIVE, OF GALITZ SUBDIVISION OF THAT PART OF LOT 10, LYING WEST OF THE NORTH AND SOUTH QUARTER SECTION LINE OF COUNTY CLERK'S DIVISION OF PART OF SECTION 28, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, TOGETHER WITH A STRIP OF LAND, 18.8 FEET IN WIDTH LYING SOUTH OF AND ADJACENT TO SAID LOT 10 ACCORDING TO THE MAP RECORDED SEPTEMBER 30, 1893, AS DOCUMENT NUMBER 1935860 IN BOOK 58 OF PLATS PAGE 53 IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT A TO DECLARATION MADE BY THE COSMOPOLITAN NATIONAL BANK OF CHICAGO, TRUST NUMBER 16740, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 20409603, AS AMENDED FROM TIME TO TIME; TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS , AND ALSO TOGETHER WITH A PERPETUAL EASEMENT CONSISTING OF THE RIGHT TO USE FOR PARKING PURPOSES PARKING SPACE NUMBER 6, AS DELINEATED ON SURVEY ATTACHED AS EXHIBIT A TO SAID DECLARATION, IN COOK COUNTY, ILLINOIS.

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 April 24, 2011

Signature: [Handwritten Signature]  
Grantor or Agent

Subscribed and sworn to before me  
By the said JULIE R COWAN  
This 24 day of April, 2011  
Notary Public [Handwritten Signature]

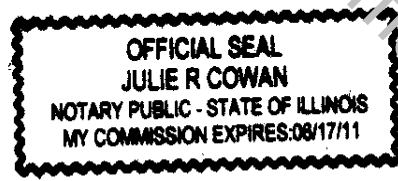


The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 4/24, 2011

Signature: [Handwritten Signature]  
Grantee or Agent

Subscribed and sworn to before me  
By the said JULIE R. COWAN  
This 24 day of April, 2011  
Notary Public [Handwritten Signature]



**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.)