

# UNOFFICIAL COPY

## DEED IN TRUST

MAIL TO: LEASA J. BAUGHER  
805 E. IRVING PARK ROAD  
SUITE C  
ROSELLE, IL 60172

MAIL TO: MARC A. POMERANTZ  
TAX BILL 185 MICHAUX ROAD  
RIVERSIDE, IL 60546



Doc#: 1121347030 Fee: \$44.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 08/01/2011 12:30 PM Pg: 1 of 5

The Grantor, Marc A. Pomerantz, a widowed man of Riverside, Illinois for and in consideration of TEN DOLLARS and other good and valuable consideration in hand paid, Convey(s) unto Marc A. Pomerantz as Trustee or his successors in trust, under the MARC POMERANTZ LIVING TRUST dated July 25, 2011, and any amendments thereto all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE "EXHIBIT A" ATTACHED HERETO

SEE "EXHIBIT B" ATTACHED HERETO

Hereby releasing and waiving any and all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD the said premises with the appurtenances on the trust and for the uses and purposes set forth in said trust.

EXEMPT UNDER PROVISIONS OF SECTION 31-45(e) OF THE REAL ESTATE TRANSFER TAX LAW, 35 ILCS 200/31-45(e).

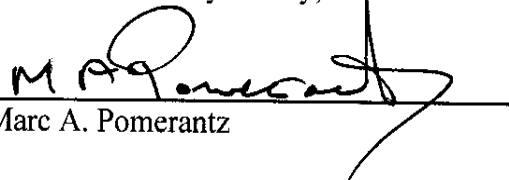
*Leasa J. Baugher (7/25/11)*

Grantees Address: 185 Michaux Road, Riverside, IL 60546

Permanent Index Number(s): 15-36-103-004-0000

Property Address: 185 Michaux Road, Riverside, IL 60546

Dated this 25<sup>th</sup> day of July, 2011

  
\_\_\_\_\_  
Marc A. Pomerantz

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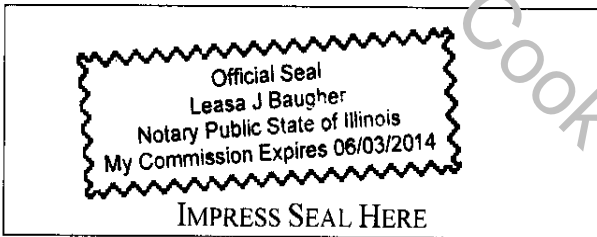
STATE OF ILLINOIS            )  
  ) SS  
COUNTY OF DUPAGE        )

A Notary Public, does hereby certify that Marc A. Pomerantz is personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the instrument as his/her/ their free and voluntary act, for the uses and purposed therein set forth, including the release and waiver of rights of homestead.

Given under my hand and seal this 25<sup>th</sup> of July, 2011

*Leasa J. Baugher*  
Notary Public

My commission expires June 3, 2014



PREPARED BY: LEASA J. BAUGHER  
LAW OFFICES OF LEASA J. BAUGHER, LTD.  
805 E. IRVING PARK ROAD  
SUITE C  
ROSELLE, IL 60172

Property of COOK County Clerk's Office

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## EXHIBIT A LEGAL DESCRIPTION

Lot 974 in Block 18 in Third Division of Riverside in the Northwest quarter of Section 36, Township 39 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Number(s): 15-36-103-004-0000

Property Address: 185 Michaux Road, Riverside, IL 60546

Property of Cook County Clerk's Office

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## EXHIBIT B

This deed is made to said Trustee, who shall have authority to make deeds; leases; leases of coal, oil, gas, and other minerals; easements; and other conveyances of said property without further showing of authority than this deed. All grantees of the Trustee are lawfully entitled to rely on this power to convey without further inquiry into the power of the Trustee unless the grantee has actual knowledge that the conveyance is a violation of the trust.

In no case shall any party dealing with said Trustee or successor Trustee or Trustees in relation to said premises be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity of 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, 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 on or claiming under any such conveyance, lease, or other instrument (a) that at the time of the delivery thereof 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 in said trust agreement or in some amendment thereof and binding on all beneficiaries thereunder; (c) that said Trustee was duly authorized and empowered to execute and deliver every such 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 has or have been properly appointed and is or are fully vested with all the title, estate, rights, powers, authorities, duties, and obligations of its, his, her, or their predecessor in trust.

County Clerk's Office

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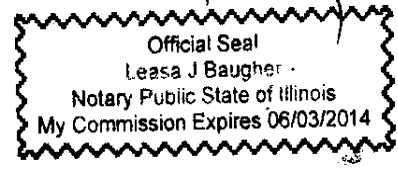
## GRANTOR/GRANTEE STATEMENT

The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantor 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 July 25, 2011

Signature: M.A. Penner  
Grantor or Agent

Subscribed and sworn to before me  
By the said Grantor  
This 25<sup>th</sup> day of July, 2011  
Notary Public Leasa J. Baugher

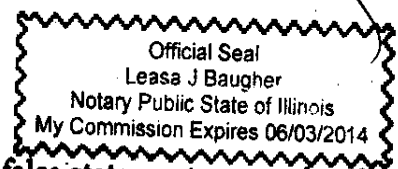


The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 and hold title to real estate under the laws of the State of Illinois.

Dated July 25, 2011

Signature: M.A. Penner  
Grantee or Agent

Subscribed and sworn to before me  
By the said Grantee  
This 25<sup>th</sup> day of July, 2011  
Notary Public Leasa J. Baugher



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