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DEED IN TRUST (ILLINOIS)



Doc#: 1203846015 Fee: \$48.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/07/2012 02:03 PM Pg: 1 of 6

The Grantor, Betty J. McMahon, a widow, of the Village of Oak Lawn, County of Cook, State of Illinois, convey and quitclaim to Betty Jean McMahon of 10625 S. Kolin, Oak Lawn, IL 60453, as trustee under the provisions of a declaration of trust known as the Betty Jean McMahon Declaration of Trust dated April 1, 2011, and to all and every successor or successors in trust under the trust declaration the following described real estate in Cook County, Illinois;

See attached

Street Address: 10625 S. Kolin
Oak Lawn, IL 60453

Real Estate Index Number: 24-15-224-018-0000

Exempt under provisions of Paragraph e, Section 4 Real Estate Transfer Tax Act.

Date: February 3, 2012

Betty Jean McMahon

TO HAVE AND TO HOLD the premises with the appurtenances on the trusts and for the uses and purposes set forth in this deed and in the declaration of trust.

Full power and authority are granted to the trustee to improve, manage, protect, and subdivide the 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 the premises or any part thereof to a successor or successors in trust and to grant such successor or successors in trust all of the title, estate, powers and authorities vested in the trustee; to donate, to dedicate, to mortgage, pledge, or otherwise encumber the 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 present or in future, and upon any terms 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 to amend, change, or modify leases and the terms and provisions thereof at any time or times hereafter; to contract to make 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

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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 the premises or any part thereof; and to deal with the 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 it, whether similar to or different from the ways above specified, at any time or times after the date of this deed.

In no case shall any party dealing with the 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 the trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on the premises, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act to the trust, or be obliged or privileged to inquire into any of the terms of the declaration of trust; 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 by this deed and by the declaration 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 deed and in the declaration of trust or in some amendment thereof and binding upon all beneficiaries thereunder; (c) that the 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 successor or successors in trust, that such successor or successors in trust have been property appointed and are fully vested with all the title, estate, rights, powers, authorities, duties, and obligations of its, his/her, or their predecessor in trust.

The 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.

The grantor has signed this deed on February 5, 2012.

Betty Jean McMahon
Betty J. McMahon

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STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

I, the undersigned, a notary public in and for the county and state aforesaid, do hereby certify that Betty J. McMahon is 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 said instrument as her free and voluntary act for the uses and purposes herein set forth, including the release and waiver of the right of homestead.

Dated: February 3, 2012
John N. Farrell
 Notary Public



This deed was prepared by John N. Farrell, Farrell, Tracy & Farrell, Attorneys at Law, 10610 S. Cicero Avenue, Oak Lawn, IL 60453.

Mail To:

John N. Farrell
 10610 S. Cicero Avenue
 Oak Lawn, IL 60453

Send Subsequent Tax Bills To:

Betty J. McMahon
10615 S. Kolin Ave
Oak Lawn, IL 60453

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LOT SEVEN (7) IN CALLAGHAN-NAGLE'S KOLIN AVENUE SUBDIVISION OF LOTS 41 AND 42 (EXCEPT THE EAST 165.50 FEET AND EXCEPT THE WEST 137 FEET OF SAID LOTS) IN LONGWOOD ACRES, BEING A SUBDIVISION OF THE NORTHEAST QUARTER, THE EAST HALF OF THE NORTHWEST QUARTER AND THE WEST HALF OF THE SOUTH EAST QUARTER OF SECTION FIFTEEN (15), TOWNSHIP THIRTY-SEVEN (37) NORTH, RANGE THIRTEEN (13), EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

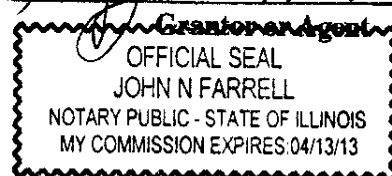
The **grantor** or his agent affirms that, to the best of his knowledge, the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to 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 February 3, 2012

Signature

Betty Jean McMahon

Grantor or Agent



Subscribed and sworn to before me

By the said Betty Jean McMahon

This 3rd day of February, 2012

Notary Public John N. Farrell

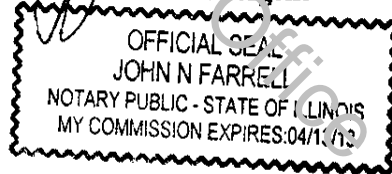
The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 February 3, 2012

Signature

Betty Jean McMahon

Grantee or Agent



Subscribed and sworn to before me

By the said Betty Jean McMahon

This 3rd day of February, 2012

Notary Public John N. Farrell

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.)

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THE VILLAGE OF
OAK LAWN

9446 SOUTH RAYMOND AVENUE, OAK LAWN, ILLINOIS 60453
TELEPHONE: (708) 636-4400 | FACSIMILE: (708) 636-8606 | WWW.OAKLAWN-IL.GOV


**CERTIFICATE OF REAL ESTATE
TRANSFER TAX EXEMPTION**

10625 S. Kolin

Oak Lawn Il 60453

This is to certify, pursuant to Section 20-65 of the Ordinance of the Village of Oak Lawn relating to a Real Estate Transfer Tax, that the transaction accompanying this certificate is exempt from the Village of Oak Lawn Real Estate Transfer Tax pursuant to Section(s) 1 (D) of said Ordinance

Dated this 6th day of February, 2012



Larry Deetjen
Village Manager

DAVE HEILMANN
VILLAGE PRESIDENT

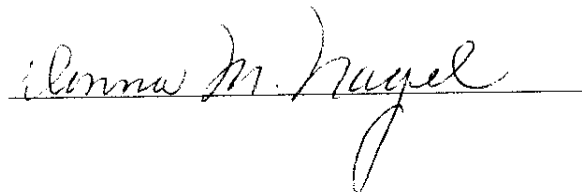
JANE M. QUINLAN, CMC
VILLAGE CLERK

LARRY R. DEETJEN
VILLAGE MANAGER

VILLAGE TRUSTEES:
THOMAS M. DUFFIG
ALEX G. OLFJNICZAK
THOMAS E. PHTLAN
CAROL R. QUINLAN
ROBERT J. STREIT
CYNTHIA TRAUTSCH

SUBSCRIBED and SWORN to before me this

6th Day of February, 2012



Donna M. Nagel

