

UNOFFICIAL COPY



Doc#: 1216646033 Fee: \$46.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/14/2012 10:58 AM Pg: 1 of 5

QUIT CLAIM DEED

THE GRANTORS, VICTOR C. PERLOTTO and VIRGINIA J. PERLOTTO husband and wife, of Oak Forest, State of Illinois, for the consideration of One Dollar (\$1.00) and other good and valuable consideration paid, to the grantee in hand paid, **CONVEY and QUITCLAIM A FIFTY PERCENT INTEREST (50%) TO VICTOR C. PERLOTTO AS TRUSTEE OF THE VICTOR C. PERLOTTO REVOCABLE LIVING TRUST DATED: MAY 31, 2012 AND A FIFTY PERCENT INTEREST (50%) TO VIRGINIA J. PERLOTTO AS TRUSTEE OF THE VIRGINIA J. PERLOTTO REVOCABLE LIVING TRUST DATED: MAY 31, 2012**, 15411 S. LaVergne Avenue, Oak Forest, Illinois 60452, in the following described real estate situated in Cook County, State of Illinois to wit:

SEE LEGAL DESCRIPTION ATTACHED

SEE TRUSTEE POWERS ATTACHED

Permanent Real Estate Index Number(s): 28-16-211-000-0000

Address(es) of Real Estate: 15411 S. LaVergne Avenue, Oak Forest, Illinois 60452.

Dated this 31st day of May, 2012.



VICTOR C. PERLOTTO



VIRGINIA J. PERLOTTO

UNOFFICIAL COPY

Exempt under provisions of Paragraph E, Section 31-45, Property Tax Code.

Dated: MAY 31, 2012.

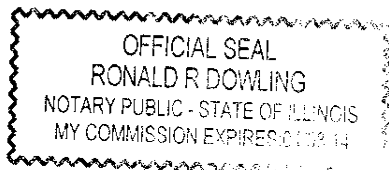


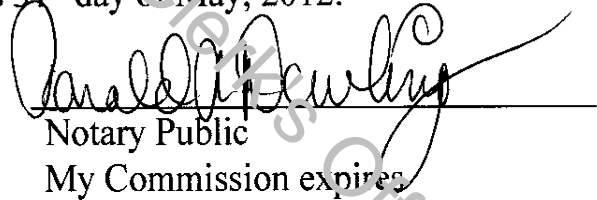
Representative

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 that VICTOR C. PERLOTTO and VIRGINIA J. PERLOTTO, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that grantors signed, sealed and delivered the said instrument as a 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 official seal, this 31st day of May, 2012.





Notary Public
My Commission expires

This instrument was prepared by VICTOR C. PERLOTTO and VIRGINIA J. PERLOTTO, 15411 S. LaVergne Avenue, Oak Forest, Illinois 60452.

Mail to: Ronald R. Dowling, Estate Planning Consultants, Inc., 19614 S. LaGrange Road, Mokena, Illinois 60448.

or Recorder's Office Box No. _____

Send Subsequent Tax Bills To: VICTOR C. PERLOTTO and VIRGINIA J. PERLOTTO, 15411 S. LaVergne Avenue, Oak Forest, Illinois 60452.

UNOFFICIAL COPY

LEGAL DESCRIPTION

P.I.N. 28 -16 - 211 -000-0000

Property Address

15411 S. LaVerne Avenue
Oak Forest, Illinois 60452

LOT 17, 18, AND 19 IN BLOCK 25 IN ARTHUR T. MCINTOSH & CO'S CICERO AVENUE
SUBDIVISION IN THE WEST ½ OF SECTION 15 AND THE EAST ½ OF SECTION 16 IN
TOWNSHIP 36 NORTH, RANGE 13, EAST OF THIRD PRINCIPAL MERIDIAN, IN COOK
COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

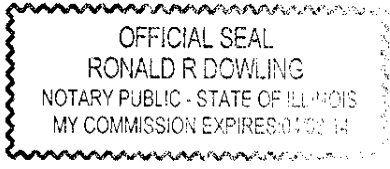
The Grantor or his/her agent affirms that, to the best of his/her knowledge, the name of the Grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois Corporation or foreign corporation authorized to do business or acquire and hold title to 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.

5-31-2012
DATE

Charles Szyj
SIGNATURE

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 31st DAY OF May, 2012.

Ronald R Dowling
NOTARY PUBLIC



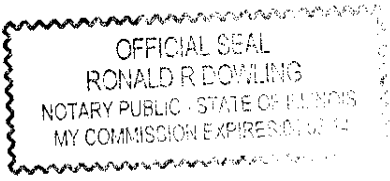
The Grantee or his/her agent affirms and verifies that the name of the Grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois Corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

5-31-2012
DATE

Charles Szyj
SIGNATURE

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 31st DAY OF May, 2012.

Ronald R Dowling
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 a Class A misdemeanor for subsequent offenses.

[Attached to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Act.]

UNOFFICIAL COPY

TRUSTEES POWERS

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 are hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof; to dedicate parks, streets, highways or alleys; 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 the present or in the future, 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 in 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, 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 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 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 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(s) hereby expressly waive(s) and release(s) 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.