

# UNOFFICIAL COPY

**PREPARED BY:**

James J. Morrone  
12820 S. Ridgeland Ave., No. C  
Palos Heights, IL 60463

**MAIL TO:**

James J. Morrone  
12820 S. Ridgeland Ave., No. C  
Palos Heights, IL 60463

Doc#: 1225746007 Fee: \$46.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 09/13/2012 09:56 AM Pg: 1 of 5



Doc#: 1227244024 Fee: \$46.00  
Eugene "Gene" Moore  
Cook County Recorder of Deeds  
Date: 09/28/2012 10:41 AM Pg: 1 of 5

## DEED IN TRUST

**THIS INDENTURE WITNESSETH** that the Grantor **GOLDIE XIRAFAKIS**, a widow

of the County of Cook and State of Illinois for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations in hand paid. Convey and warrant unto **STANDARD BANK AND TRUST COMPANY**, a corporation of Illinois as Trustee under the provisions of a Trust Agreement dated the 5th day of July 2012, and known as Trust Number 21292 the following described real estate in the County of Cook and State of Illinois, to wit:

SEE ATTACHED EXHIBIT A

**TO HAVE AND TO HOLD** the said premises with the appurtenances upon the trusts and for the uses and purposes herein 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 sell on any terms, to convey either with or without consideration, to donate, to dedicate to mortgage, pledge or otherwise encumber; to lease said property, or any part thereof, from time to time, by leases to commence in present or in future, and upon any terms and for any period or periods of time not exceeding 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 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 said premises 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, to whom said premises, or any part thereof, shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, and in no case shall any party dealing with said trustee in relation to said premises, be obliged to see 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 privileged or obliged to inquire into any of the terms of said Trust Agreement.

*Deed re-recorded to correct PIN #*

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The interest of each and every beneficiary hereunder and of all persons claiming under them, is hereby declared to be personal property and to be in the earnings, avails and proceeds arising from the disposition of the premises; the intention hereof being to vest in said STANDARD BANK AND TRUST COMPANY the entire legal and equitable title in fee in and to all the premises above described.

And the said grantor hereby expressly waive 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.

IN WITNESS WHEREOF, the grantor aforesaid has hereunto set her hand and seal this 28<sup>TH</sup> day of July 2012

Goldie Xirafakis  
GOLDIE XIRAFAKIS

I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY, that Goldie Xirafakis

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 therein set forth including the release and waiver of the right of homestead.

Given under my hand and Notarial seal this 28 day of July 2012, A.D.

James J. Morrone  
NOTARY PUBLIC

Cook County Illinois Transfer Stamps Exempt Under provisions of Paragraph e, Section 4, Real Estate Transfer Act.

"OFFICIAL SEAL"  
JAMES J. MORRONE  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES 4/26/2015

DEED IN TRUST

(WARRANTY DEED)



STANDARD BANK AND TRUST CO.  
7800 West 95th Street, Hickory Hills, IL 60457

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## EXHIBIT A

Lot 16 (Except the North 30 Feet Thereof) and the West 1/2 of Alley Lying East of and Adjoining Lot 16 in Block 23 in Frederick H. Bartlett's Highway Acres, a Subdivision of the South 1/2 of the West 1/2 of the Northwest 1/4 and the West 1/2 of the Southwest 1/4 of Section 15, Township 37 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois, Which Survey is Attached as Exhibit "B" to the Declaration of Condominium Recorded as Document 00701352 and as Amended by Document No. 00707924, Together with its Undivided Percentage Interest in the Common Elements, in Cook County, Illinois

Commonly known as: 11025-27 S. Keating, Unit 201, Oak Lawn, IL 60453  
P.I.N.: ~~24-15-319-025-1015~~ and ~~24-15-319-025-1005~~ and Parking Space 3

Property of Cook County Clerk's Office

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## STATEMENT BY GRANTOR AND GRANTEE

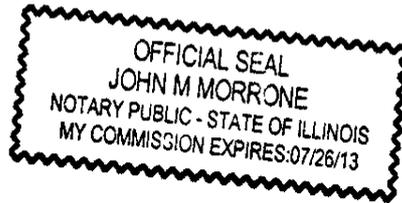
The Grantor or his agent affirms that, to the best of his knowledge, the name of the Grantee shown on the deed or assignment of beneficial interest in a trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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: 7-28, 2012

Signature: [Handwritten Signature]  
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE ME  
this 28 day of July, 2012

[Handwritten Signature]  
NOTARY PUBLIC



The Grantee 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 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: 7-28, 2012

Signature: [Handwritten Signature]  
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE ME  
this 28 day of July, 2012

[Handwritten Signature]  
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 of a Class A misdemeanor for subsequent offenses.

(Attached 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.)

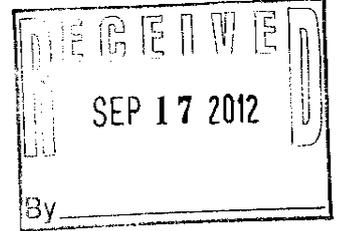
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9446 SOUTH RAYMOND AVENUE, OAK LAWN, ILLINOIS 60453  
 TELEPHONE: (708) 636-4400 | FACSIMILE: (708) 636-8606 | WWW.OAKLAWN-IL.GOV

## CERTIFICATE OF REAL ESTATE TRANSFER TAX EXEMPTION

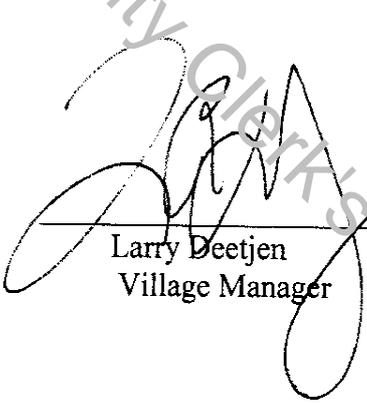
11025-27 S. Keating., Unit 201



Oak Lawn II 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 12th day of September, 2012

  
 \_\_\_\_\_  
 Larry Deetjen  
 Village Manager

DAVE HEILMANN  
VILLAGE PRESIDENT

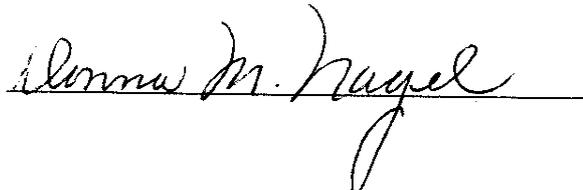
JANE M. QUINLAN, CMC  
VILLAGE CLERK

LARRY R. DEETJEN  
VILLAGE MANAGER

VILLAGE TRUSTEES:  
 THOMAS M. DUHIG  
 ALEX G. OLEJNICZAK  
 THOMAS E. PHELAN  
 CAROL R. QUINLAN  
 ROBERT J. STREIT  
 CYNTHIA TRAUTSCH

SUBSCRIBED and SWORN to before me this

12th Day of September, 2012

  
 \_\_\_\_\_

