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## QUIT CLAIM DEED IN TRUST



1307255041D

Doc#: 1307255041 Fee: \$46.00  
Karen A. Yarbrough RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/13/2013 12:28 PM Pg: 1 of 5

THE GRANTORS, Isaac Kirstein and Rebecca Kirstein, husband and wife of the City of Chicago, County of Cook, and State of Illinois, for and in consideration of Ten and No/100 (\$10.00) DOLLARS, CONVEY AND QUIT CLAIM to ISAAC J. KIRSTEIN, not individually, but as Trustee of the ISAAC J. KIRSTEIN TRUST DATED FEBRUARY 21, 2013 and to REBECCA B. KIRSTEIN, not individually, but as Trustee of the REBECCA B. KIRSTEIN TRUST DATED FEBRUARY 21, 2013, both whose address is 4922 S. Cornell, Unit G, Chicago, IL 60615

(the "Grantees") (hereinafter referred to as "said trustees" regardless of the number of trustees), as TENANTS BY THE ENTIRETY and unto all and every successor or successors in trust under said trust agreements, of the Grantors' 100% interest in the following described real estate in the County of Cook, State of Illinois, to wit:

See Legal Description as Exhibit A attached hereto and made a part hereof

Property Tax Number: 20-11-217-009-0000

Commonly known as: 4922 S. Cornell, Unit G, Chicago, Illinois 60615

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 agreements and set forth herein. Each trust has as its settlors, a husband and wife, and said husband and wife are the primary beneficiaries of said trusts, and the interests of the husband and wife in the property are to be held as tenancy by the entirety.

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, and to renew or extend leases upon any terms and for any period or periods of time and

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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 thereof, 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, 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 the 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 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 said grantors hereby expressly waive and release any and all rights or benefits under and by virtue of any and all statutes of the State of Illinois, providing the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantors aforesaid have hereunto set their hands and seal this 4 day of MAR, 2013.

Isaac Kirstein  
Isaac Kirstein

Rebecca Kirstein  
Rebecca Kirstein

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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 Isaac Kirstein and Rebecca Kirstein, 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 they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead, if any.

Given under my hand and official seal, this 4 day of March, 2013.

Paul Koutnik  
Notary Public



My commission expires: 4/14/14

This instrument was prepared by and after recording mail to:

Send subsequent tax bills to:

Lindsey P. Markus, Esq.  
Chuhak & Tecson, P.C.  
30 South Wacker Drive  
Suite 2600  
Chicago, Illinois 60606

Isaac J. Kirstein, Trustee and  
Rebecca B. Kirstein, Trustee  
4922 S. Cornell Unit G  
Chicago, IL 60615

Exempt under provisions of Paragraph E, Section 31-45 Real Estate Transfer Tax Law

March 4, 2013  
Dated

Isaac Kirstein  
Isaac Kirstein

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## EXHIBIT "A" LEGAL DESCRIPTION

PARCEL 1:  
LOT 7 IN CORNELL SQUARE BEING A SUBDIVISION IN THE NORTHWEST QUARTER OF FRACTIONAL SECTION 12 AND THE NORTHEAST QUARTER OF SECTION 11 IN TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:  
EASEMENT FOR THE BENEFIT OF PARCEL 1 AFORESAID, FOR INGRESS AND EGRESS, USE AND ENJOYMENT, OVER AND UPON AND DESCRIBED AND SET FORTH IN DECLARATION OF EASEMENTS, RESTRICTIONS, AND COVENANTS FOR CORNELL SQUARE HOMEOWNERS ASSOCIATION RECORDED AS DOCUMENT 95580573 AND BY DECLARATION OF EASEMENT RECORDED AS DOCUMENT 95580574 AND IN DEED RECORDED AS DOCUMENT 0010539609.

Property Tax Number: 20-11-217-009-0000

Commonly known as: 4922 S. Cornell, Unit G, Chicago, Illinois 60615

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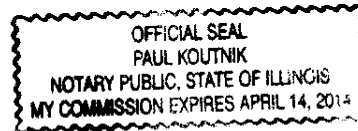
## Statement by Grantor and Grantee

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 3/11, 2013 Signature *David Kuster*  
Grantor or Agent

Subscribed and sworn to before me by the said GRANTOR this 4  
day of MAR, 2013

Notary Public *Paul Koutnik*

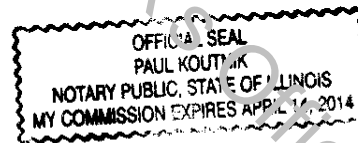


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 3/4, 2013 Signature *David J. Kuster*  
Grantee or Agent

Subscribed and sworn to before me by the said GRANTEE this 4  
day of MAR, 2013

Notary Public *Paul Koutnik*



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.