

DEED IN TRUST

THIS INDENTURE WITNESSETH, That the Grantor, BARBARA A. SHERMAN, a single woman, of the City of Chicago, County of Cook and State of Illinois, for and in consideration of TEN and NO/100 (\$10.00) Dollars and other good and valuable considerations in hand paid, Conveys and Warrants unto BARBARA A. SHERMAN, as Trustee of the BARBARA A. SHERMAN TRUST AGREEMENT DATED AUGUST 24, 2013, whose address is 2100 N. Lincoln Park West, Apt. #11 D-S, City of Chicago, State of Illinois, all interest in the following described real estate in the County of Cook and State of Illinois, to-wit:

\*APRIL 25, 2013

Doc#: 1316950026 Fee: \$44.00
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A.Yarbrough
Cook County Recorder of Deeds
Date: 06/18/2013 09:56 AM Pg: 1 of 4



Doc#: 1317650054 Fee: \$44.00
Affidavit Fee: \$2.00
Karen A.Yarbrough
Cook County Recorder of Deeds
Date: 06/25/2013 11:17 AM Pg: 1 of 4

SEE ATTACHMENT FOR LEGAL DESCRIPTION

Permanent Index No.: 14-23-206-047-1035

Address of Real Estate: 2100 N. Lincoln Park West, Apt. #11 D-S, Chicago, IL 60614

TO HAVE AND TO HOLD the said premises with all hereditaments and appurtenances thereunto belonging or in anywise appertaining upon the trusts and for the uses and purposes herein and in said trust instrument referred to above.

Full power and authority is hereby granted to said trustee to: improve; manage; subdivide; contract to sell; grant options to purchase; sell on any terms; convey either with or without consideration; convey 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; donate; dedicate; mortgage or otherwise encumber; lease upon any terms and for any period of time; partition or exchange for other real or personal property; grant easements or charges of any kind; release; convey or assign any right, title or interest in or about or easement appurtenant; and to deal with said property in all other ways as it would be lawful for any person owning the same to deal with the same, 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 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 of any act of said trustee, or be obliged or privileged to inquire into any of the terms of said trust, and every deed, mortgage, lease or other instrument executed by said trustee shall be conclusive evidence in favor of every person relying upon any such conveyance or other instrument, (a) that at the time of the delivery thereof the trust created by said trust declaration 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 declaration or in some amendment thereof and binding upon all beneficiaries thereunder, (c) that said trustee was duly authorized to execute and deliver every such deed, lease, mortgage or other instrument and (d) if the conveyance is made to a successor in trust that such successor in trust has been properly appointed and is 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 beneficiary hereunder and of all persons claiming under 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 interest, legal or equitable, in and to said real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

And the said 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.

Handwritten mark resembling 'U'

# UNOFFICIAL COPY

IN WITNESS WHEREOF, the Grantor aforesaid has hereunto set her hand and seal this 25<sup>th</sup> day of April, 2013.

Barbara A. Sherman (SEAL)  
BARBARA A. SHERMAN

STATE OF ILLINOIS )  
                                  ) SS.  
COUNTY OF COOK )

I, a Notary Public in and for said County, in the State aforesaid, do hereby certify that *BARBARA A. SHERMAN*, a single woman, 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 25 of April, 2013.



Michael J. Melander  
Notary Public

THIS INSTRUMENT WAS PREPARED BY AND AFTER RECORDING IS TO BE RETURNED TO:

Michael J. Melander  
Padgitt, Padgitt & Peppey Ltd.  
560 Green Bay Road, Suite 100  
Winnetka, Illinois 60093

TAXPAYER NAME AND ADDRESS:

BARBARA A. SHERMAN, Trustee  
2100 N. Lincoln Park West, Apt. #11 D-S  
Chicago, IL 60614

THIS CONVEYANCE IS EXEMPT UNDER THE PROVISIONS OF PARAGRAPH E, SECTION 4 OF THE REAL ESTATE TRANSFER ACT.

Michael J. Melander DATED: April 25, 2013  
(GRANTOR/GRANTEE OR AGENT)

City of Chicago  
Dept. of Finance  
645500



Real Estate  
Transfer  
Stamp

\$0.00

6/7/2013 10:08  
dr00198

Batch 6,475,787

# UNOFFICIAL COPY

## Legal Description

UNIT 11 D SOUTH AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"): LOTS 6, 7, 8 AND 18 IN McNALLY'S SUBDIVISION OF PART OF LOT 'A' OF BLOCK 19, SAID LOT 'A' BEING THAT PART OF LOT 29, SOUTH OF NEW ALLEY AND ALL OF LOTS 30 TO 44, INCLUSIVE TOGETHER WITH FORMER VACATED 18 FOOT ALLEY, EAST OF AND ADJOINING SAID LOTS 29 TO 35, INCLUSIVE IN ROBINSON'S SUBDIVISION OF SAID BLOCK 19 IN CANAL TRUSTEES' SUBDIVISION OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 17, 1972 AND KNOWN AS TRUST NUMBER 76979 RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS AS DOCUMENT NO. 22877064 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DELCARATION AND SURVEY) IN COOK COUNTY, ILLINOIS.

Grantor also hereby grants to the Grantee, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium aforesaid. This instrument is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

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: April 25, 2013.

Barbara A Sherman  
Grantor or Agent

Subscribed and sworn to before me by the said Grantor this 25 day of April, 2013.

Michael J. Melander  
Notary Public



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: April 25, 2013.

Barbara A Sherman  
Grantee or Agent

Subscribed and sworn to before me by the said Grantee this 25 day of April, 2013.

Michael J. Melander  
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.

(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.)