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DEED IN TRUST (ILLINOIS)

THE GRANTORS, JOHN M. REGAN SR. and BARBARA ANN REGAN, husband and wife, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of **TEN AND 00/100(\$10.00) DOLLARS** in hand paid, CONVEYS AND WARRANTS TO **JOHN M. REGAN, SR. and BARBARA ANN REGAN,** as Trustees of **THE REGAN FAMILY REVOCABLE DECLARATION OF TRUST DATED: OCTOBER 17, 2013**



Doc#: 1330546004 Fee: \$44.00
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A.Yarbrough
Cook County Recorder of Deeds
Date: 11/01/2013 09:29 AM Pg: 1 of 4

(hereinafter referred to as "said trustee", regardless of the number of trustees,) and unto all and every successor or successors in trust under said trust agreement, the following described real estate in the County of **Cook** and State of **Illinois** to wit:

LOT 11 (EXCEPT THE NORTH 50 FEET THEREOF) IN BLOCK 6 IN WILLIAM BAKER'S SUBDIVISION OF LOTS 21, 22, 23, 24 AND 25 IN BLOCK 1, LOTS 10, 11 AND 12 IN BLOCK 2 AND ALL OF BLOCK 3 IN CHARLES HOPKINSON'S SUBDIVISION OF THAT PART OF THE NORTH EAST ¼ OF SECTION 18, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN LYING WEST OF THE WASHINGTON HEIGHTS RAILROAD , WITH THE EXCEPTION OF THE NORTH EAST CORNER MARKED "A" ALSO THE EAST ½ OF THE SOUTH EAST ¼ OF THE NORTH WEST ¼ OF SAID SECTION 18, HEREIN DESCRIBED, ALL IN COOK COUNTY, ILLINOIS.

P.I.N.: 25-18-128-004-0000

ADDRESS: 10617 S. HOYNE, CHICAGO, ILLINOIS 60643

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, to 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 praesenti or in futuro, 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 for such other considerations

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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, any time or times thereafter.

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 of 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.

If any title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of title or duplicate thereof, or memorial, the words "in trust" or "upon condition" or "with limitations" or words of similar import, in accordance with the statute in such case made and provided.

And the grantors hereby expressly waive and release 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 grantors aforesaid have hereunto set their hands and seal this 17th day of October, 2013.



JOHN M. REGAN, SR.

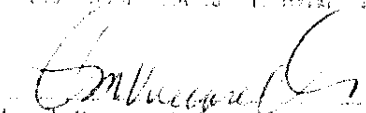


BARBARA ANN REGAN

Exempt under provisions of paragraph E
 Section 4 of the Real Estate Transfer Tax
 Act.

10/17/13

916


 Legal Representative (Signature)

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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 **JOHN M. REGAN, SR. and BARBARA ANN REGAN**, husband and wife, 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.

GIVEN under my hand and official seal, this 17th day of October, 2013.



NOTARY PUBLIC
"OFFICIAL SEAL"
LINDA A. NICKEL
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 5/31/2015
COMMISSION EXPIRES:

**THIS INSTRUMENT WAS PREPARED BY
AND AFTER RECORDING MAIL TO:**

**ANTHONY M. VACCARELLO
ATTORNEY AT LAW
9959 SOUTH ROBERTS RD.
PALOS HILLS, IL 60465
(708) 598-4400**

SEND SUBSEQUENT TAX BILLS TO:

**JOHN M. REGAN
BARBARA ANN REGAN
10617 S. HOYNE
CHICAGO, IL 60643**

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STATEMENT BY GRANTOR OR GRANTEE

The grantor of his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of his 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 or other entity recognized as person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

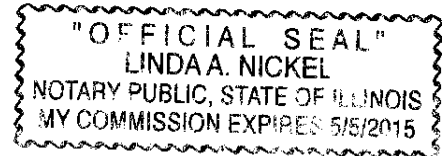
Dated Oct. 17, 2013.

Signature: Barbara Ann Regan
Grantor or Agent

Subscribed and sworn to before me this 17th day of Oct., 2013.

Linda A. Nickel

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 the State of 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.

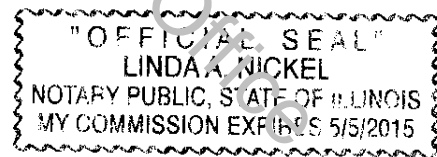
Dated Oct. 17, 2013.

Signature: John M. Regan Sr.
Grantee or Agent

Subscribed and sworn to before me this 17th day of October, 2013.

Linda A. Nickel

Notary Public



NOTE: Any person who knowingly submits to 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.)