

# UNOFFICIAL COPY



## WARRANTY DEED IN TRUST

**MAIL RECORDED DEED TO:**  
**MARQUETTE BANK**  
**6155 S. PULASKI ROAD**  
**CHICAGO, ILLINOIS 60629**

Doc#: 1333146036 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 11/27/2013 01:16 PM Pg: 1 of 3

### NAME AND ADDRESS OF TAXPAYER:

**J. Kainrath**  
**8435 S. Mayfield**  
**Burbank, IL 60459**

**THIS INDENTURE WITNESSETH**, That the Grantor, Michael Dudek, a married man, of Chicago, of the County of Cook and State of Illinois for and in consideration of Ten and No/100's Dollars (\$10.00) and other good and valuable considerations in hand and paid, Convey and Warrant unto MARQUETTE BANK f/k/a MARQUETTE NATIONAL BANK, an Illinois banking Assn, whose address is 6155 S. Pulaski Road, Chicago, Illinois 60629, as Trustee under the provisions of a trust agreement dated the 13<sup>th</sup> day of February, 2009, and known as Trust Number 19003, the following described real estate in the County of Cook and the State of Illinois, to wit:

Lot 4 in J. Herbert Cline's Forum Village, a Subdivision of part of the West  $\frac{3}{4}$  of the East  $\frac{1}{2}$  of the West  $\frac{1}{2}$  of the Northwest  $\frac{1}{4}$  of Section 33, Township 38 North, Range 13, East of the Third Principal Meridian (Except the South 10 Acres), in Cook County, Illinois.

**PIN: 19-33-114-020-0000**

**COMMONLY KNOWN AS: 7915 S. Lotus Avenue, Burbank, Illinois 60459**

**THIS IS NOT HOMESTEAD PROPERTY.**

TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the trusts, and for the uses and purposes herein and in said Trust Agreement 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 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 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 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.

**EXEMPT**  
**CITY OF BURBANK**  
**REAL ESTATE TRANSFER TAX**  
*Michael J. Dudek*

*(Handwritten mark)*

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In no case shall any part 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 predecessors 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 all 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 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.

In Witness Whereof, the grantor aforesaid have hereunto set <sup>his</sup> hand and seal this ~~21~~<sup>20</sup> day of ~~November~~<sup>November</sup> 2013.

Michael J. Dudek  
STATE OF ILLINOIS }

SS.  
COUNTY OF COOK }

The undersigned, A Notary Public in and for said County, in the State aforesaid, does hereby certify that Michael Dudek who 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 he signed and delivered the said instrument as his own 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 20 day of Nov., 2013.

[Signature]  
Notary Public

COUNTY-ILLINOIS TRANSFER STAMPS EXEMPT UNDER PROVISIONS OF PARAGRAPH e SECTION 4, REAL ESTATE TRANSFER ACT.

DATE: 11/20/13

Michael J. Dudek  
Buyer/Seller/Representative



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## STATEMENT BY GRANTOR AND GRANTEE

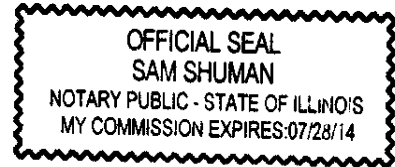
The grantor or his agent affirms that, to the best of his or her knowledge, the name of the Grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation, or a foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, or any 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: 11-20, 2013 Signature: Michael J Dudek  
Grantor/Agent

Subscribed and sworn to before me by the said Grantor/Agent

this 20th day of Nov. 2013.

[Signature]  
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 a foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, or any 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: 11-20, 2013 Signature: Michael J Dudek  
Grantee/Agent

Subscribed and sworn to before me by the said Grantee/Agent

this 20th day of Nov. 2013.

[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.

(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.)