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TRUSTEE'S DEED (ILLINOIS)



Doc#: 1402929043 Fee: \$44.00
RHSP Fee:\$9.00 APRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A.Yarbrough
Cook County Recorder of Deeds
Date: 01/29/2014 11:36 AM Pg: 1 of 4

THIS INDENTURE, made this ~~27th~~ day of November, 2013, between Diane S. Israel, whose address is 3607 Lawson Road, Glenview, IL 60025 and Bruce E. Bell, whose address is 222 S. Riverside Plaza, Suite 2100, Chicago, IL 60606, as co-trustees of the Miriam Israel Declaration of Trust dated September 28, 1994, as amended, Grantor, and

The Miriam Israel Residuary Trust dated December 16, 2010, whose address is 3607 Lawson Road, Glenview, IL 60025, Grantee,

WITNESSETH, That grantors, in consideration of the sum of Ten and 00/100 (\$10.00) dollars, receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the grantors as said co-trustees and of every other power and authority the grantors hereunto enabling, do hereby convey and quit claim unto the grantee, in fee simple, all of its interest in the following described real estate, situated in the County of Cook and State of Illinois, to wit:

Parcel 1: Unit Number 215 and Garage Unit Number G-64 in Mission Hill Condominium "M"-7, as delineated on a survey of the following described real estate: part of Lots 1, 2 and 3 lying Easterly of the Center Line of Sanders Road of County Clerks Division of Section 18, Township 42 North, Range 12 East of the Third Principal Meridian; which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as Document 25405558, together with its undivided percentage interest in the common elements, in Cook County, Illinois.

Parcel 2: Easement for ingress and egress for the benefit of Parcel 1, as set forth in the Declaration of Easements, Covenants and restrictions recorded as Document 22431171, as amended, in Cook County, Illinois.

Parcel 3: The exclusive right to the use of patio and balcony, a limited common element, as delineated on the survey attached to Declaration aforesaid, recorded as Document 25405558, in Cook County, Illinois.

together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

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Permanent Real Estate Index Number: 04-18-200-033-1030 & 04-18-200-033-1144

Address of real estate: 3860 Mission Hills Road, Unit 215, Northbrook, IL 60062

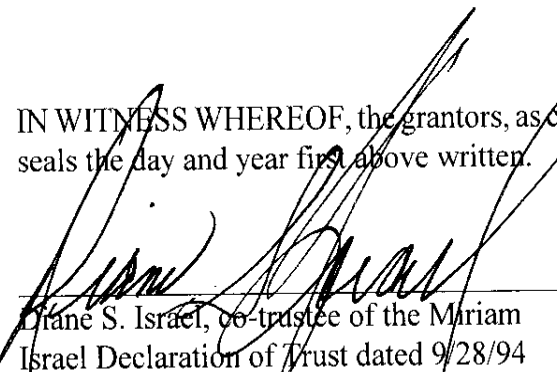
TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth.

Full power and authority is hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof: to dedicate parks, street, 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 trustees; 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.

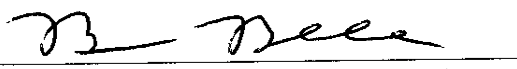
In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustees, be obliged to see to the application of any purchase money, rent or money borrowed or advanced 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 trustees were 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.

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IN WITNESS WHEREOF, the grantors, as co-trustee as aforesaid, have hereunto set their hands and seals the day and year first above written.



Diane S. Israel, co-trustee of the Miriam Israel Declaration of Trust dated 9/28/94

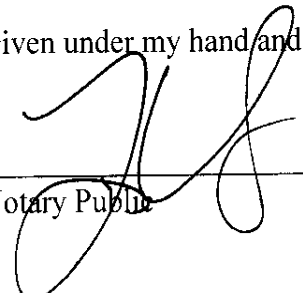


Bruce E. Bell, co-trustee of the Miriam Israel Declaration of Trust dated 9/28/94

State of Illinois)
County of Cook) SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Diane S. Israel and Bruce E. Bell, co-trustees of the Miriam Israel Declaration of Trust dated 9/28/94, 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 as such co-trustees, for the uses and purposes therein set forth.


Given under my hand and official seal, this 27th day of November, 2013.



Notary Public



This Transaction exempt pursuant to 35 ILCS 200/31-45 paragraph (e).



Attorney

Prepared by and Mail To:

Bruce E. Bell
222 S. Riverside Plaza
Suite 2100
Chicago, IL 60606
312/648-2300

Send Tax Bills To:

Diane S. Israel
3607 Lawson Rd.
Glenview, IL 60025

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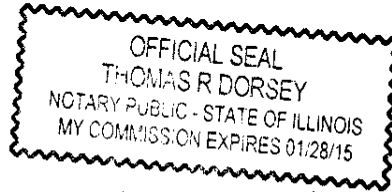
STATEMENT BY GRANTOR AND GRANTEE

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 1-15, 2014

Signature: Pam Clark
Grantor or Agent

Subscribed and sworn to before me
By the said Pam Clark
This 15th day of January, 2014
Notary Public [Signature]

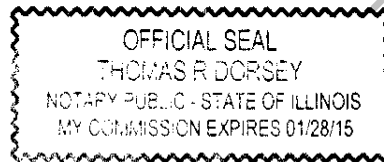


The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 title to real estate under the laws of the State of Illinois.

Date 1-15, 2014

Signature: Pam Clark
Grantor or Agent

Subscribed and sworn to before me
By the said Pam Clark
This 15th day of January, 2014
Notary Public [Signature]



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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)