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DEED IN TRUST

Doc#: 1424826046 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/05/2014 03:52 PM Pg: 1 of 4

THIS INDENTURE WITNESSETH, that the Grantors, SAMUEL J. POLSKY and PATRICIA E. SKLAR, husband and wife, of the City of Chicago, County of Cook and State of Illinois, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid, the receipt of which is hereby acknowledged, convey a fifty percent undivided interest as a tenant in common to SAMUEL J. POLSKY whose address is 2704 West Morse Avenue, Chicago, Illinois 60645, his successor or successors as Trustee of the SAMUEL J. POLSKY TRUST under the provisions of a trust agreement dated August 26, 1997, as amended, and a fifty percent undivided interest as a tenant in common to PATRICIA E. SKLAR whose address is 2704 West Morse Avenue, Chicago, Illinois 60645, her successor or successors as Trustee of the PATRICIA E. SKLAR TRUST under the provisions of a trust agreement dated August 26, 1997, as amended, the following described real estate situated in the City of Chicago, County of Cook and the State of Illinois to wit:

Lot Forty-Four (44), (except the West Eight (8) feet thereof), and all of Lot Forty-Five (45) in Block Six (6) in the National City Realty Company's First Addition to Rogers Park manor, a Subdivision of the West Half (1/2) of the South West Quarter (1/4) of the North East Quarter (1/4) of Section Thirty-Six (36), Township Forty-One (41) North, Range Thirteen (13), East of the Third Principal Meridian, in Cook County, Illinois.

Property Address: 2704 West Morse Avenue, Chicago, Illinois 60645

PIN: 10-36-219-033

TO HAVE AND TO HOLD the said premises with the appurtenances thereto upon the trusts, and for the uses and purposes herein set forth. The Grantors covenant and warrant only as to lawful claims of persons claiming by, through or under the Grantors.

Said Trustees shall have full power and authority

(a) To manage, improve, subdivide and protect said premises or any part thereof.

This document was prepared by
and return to:
David J. Jolivette
Varga Berger Ledsky Hayes & Casey
125 S. Wacker Dr., Suite 2150
Chicago, IL 60606

Exempt under the provisions of Subsection e,
Section 4 of the Illinois Real Estate Transfer
Tax Act and the Cook County Real Property
Tax Ordinance.

Dated: 8-15-14

[Signature]

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(b) To dedicate any part thereof to any public use and also to vacate in whole or in part any subdivision or dedication thereto.

(c) To mortgage or otherwise encumber, exchange, donate, sell or convey said premises or any part thereof, with or without consideration, for such terms and upon such conditions as said Trustee deems best.

(d) To lease said premises or any part thereof by leases commencing at the time of making the same, as well as at a future time, for any period or periods of time and subject to any terms and conditions that said Trustee thinks best; also to cancel, renew, extend or modify existing leases.

(e) To grant easements of every description; also to execute contracts and grant options to lease or purchase said premises or any part thereof.

(f) Generally to take any action with reference to said property that the Trustee thinks best, the intent being that said Trustee shall have every power and discretion over and in connection with the same that it would have if it were the absolute owner thereof, and the enumeration of specific powers herein shall not in any way control, limit or cut down the general powers herein granted.

In no case shall any person dealing with the Trustees, or dealing with any grantee, mortgagee or lessee of the Trustees, with reference to said premises be obligated to see to the application of the purchase, mortgage or rent money, or to see that the terms of the Trusts have been complied with, or to inquire into the necessity or expediency of any act of said Trustees, or be privileged or obliged to inquire into any of the terms of said agreement and the execution of any deeds, mortgages, trust deeds, leases or other instruments by such Trustees or their successor or successors as Trustees shall be conclusive evidence in favor of the grantee, mortgagee, lessee or other party thereto that such Trustees or their successor or successors as Trustees were duly authorized and empowered to execute every such instrument.

The said Grantors hereby expressly waive and release any and all right and benefit under and by virtue of any and all statutes of the State of Illinois providing for the exemption of homesteads from sale by execution or otherwise.

This conveyance is made subject to general real estate taxes not due and payable and covenants, conditions, easements and restrictions of record, if any.

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25 IN WITNESS WHEREOF, the Grantors have hereunto set their hands and seals this
day of June, 2014.

GRANTORS:

[Signature]
Samuel J Polsky

[Signature]
Patricia E. Sklar

Property of Cook County Clerk's Office

* * *

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, a Notary Public, in and for said County, in the State aforesaid, do hereby certify that Samuel J. Polsky and Patricia E. Sklar, 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 acts, for the uses and purposes therein set forth.

GIVEN under my hand and seal this 25th day of June, 2014.

[Signature]
NOTARY PUBLIC

Send Subsequent Tax Bills to:

Samuel J. Polsky
2704 West Morse Avenue
Chicago, Illinois 60645



City of Chicago
Dept. of Finance
673899



Real Estate
Transfer
Stamp

9/5/2014 15:22
dr00764

\$0.00

Batch 8,736,131

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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: 6-25-14

Signature: [Signature]
Grantor or Agent

Subscribed to and sworn before me
this 25th day of June, 2014.

[Signature]
Notary Public



The grantee 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: 6-25-14

Signature: [Signature]
Grantee or Agent

Subscribed to and sworn before me
this 25th day of June, 2014.

[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, which is exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)