

UNOFFICIAL COPY

This Instrument Prepared By and
 When Recorded Mail To:
 Robert V. Lewis
 Chapman and Cutler LLP
 111 West Monroe Street
 Chicago, IL 60603



Doc#: 1426744084 Fee: \$44.00
 RHSP Fee: \$9.00 RPRF Fee: \$1.00
 Affidavit Fee: \$2.00
 Karen A. Yarbrough
 Cook County Recorder of Deeds
 Date: 09/24/2014 03:57 PM Pg: 1 of 4

SPACE ABOVE THIS LINE
 RECORDER'S USE ONLY

TRUSTEE'S DEED

The Grantor, Sara D. Walker, not individually but as Trustee of the Sara D. Walker Trust Dated December 19, 1983, of the County of Cook and State of Illinois, for and in consideration of TEN AND NO/100 DOLLARS, and other good and valuable consideration in hand paid, and in pursuance of the power and authority vested in the Grantor as said trustee and of every other power and authority the Grantor hereunto enabling, conveys and quit claims unto George M. Walker, not individually but as Trustee of the George M. Walker Trust Dated December 19, 1983, of 2461 Shannon Road, Northbrook, Illinois 60062 (hereafter referred to as a "Trustee") as to an undivided one-third interest, Sara D. Walker, not individually but as Trustee of the Sara D. Walker Trust Dated December 19, 1983, of 2461 Shannon Road, Northbrook, Illinois 60062 (hereafter referred to as a "Trustee") as to an undivided one-third interest, and Bradford M. Walker, of 2461 Shannon Road, Northbrook, Illinois 60062 as to an undivided one-third interest, and unto all and every successor or successors in trust under said trust agreements, the following described real estate in the County of Cook, in the State of Illinois, to wit:

LOT NO. 106 IN JOHN S. CLARK AND SONS ST. STEPHENS GREEN IN NORTHBROOK, SUBDIVISION UNIT NO. 3, BEING A SUBDIVISION IN THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PIN: 04-09-102-037-0000

Commonly known as: 2461 Shannon Road, Northbrook, Illinois 60062

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

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Full power and authority are hereby granted to said trustees 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 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 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 199 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 trustees 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 said trusts have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustees, or be obliged or privileged to inquire into any of the terms of said trust agreements; and every deed, trust deed, mortgage, lease or other instrument executed by said trustees 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 trusts created by this indenture and by said trust agreements were 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 agreements 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.

The grantor executes this deed as such trustee and not individually, and is not to be held liable in her individual capacity in any way by reason of the same. Any recourse under and by virtue of this deed shall be against the trust only.

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IN WITNESS WHEREOF, the Grantor, as Trustee as aforesaid has hereunto set her hand and seal this 19 day of September, 2014.

 (SEAL)
Sara D. Walker, not individually but as
Trustee of the Sara D. Walker Trust Dated
December 19, 1983

STATE OF ILLINOIS WI
COUNTY OF COOK Oneida

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Sara D. Walker, not individually but as Trustee of the Sara D. Walker Trust Dated December 19, 1983, 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 as such trustee, as aforesaid, 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 19 day of September, 2014.

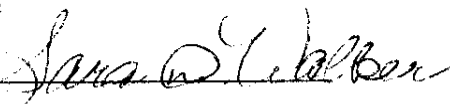
 (SEAL)
Notary Public

My commission expires 11/26/17



Mail subsequent tax bills to:
Sara D. Walker, Trustee
2461 Shannon Road
Northbrook, Illinois 60062

Exempt under Real Estate Transfer Tax Law
Sec. 200/31-45 Para. e & Cook County
Ordinance Section 74-106 Para. e

Date: Sept 19, 2014 Sign: 

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or her 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.

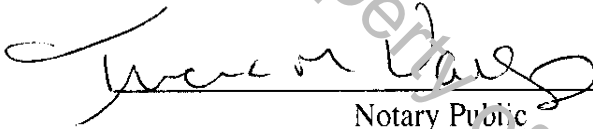
Dated: September 24, 2014

Signature: _____



Grantor or Agent

Subscribed and sworn to before me this
24 day of September, 2014.



Notary Public



The grantee or their 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, 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.

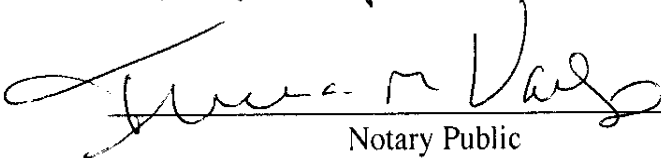
Dated: September 24, 2014

Signature: _____



Grantee or Agent

Subscribed and sworn to before me this
24 day of September, 2014.



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.)