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Warranty DEED
ILLINOIS STATUTORY



Doc#: 1430904030 Fee: \$44.00
RHSP Fee: \$9.00 RPAF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/05/2014 09:40 AM Pg: 1 of 4

CAB920331

Lilius S. Conklin, as Trustee of the ^(PL)

THE GRANTOR(S), Lilius S. Conklin Declaration of Trust dated December 27, 1991, of the City of Palatine, County of Cook, State of IL for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warranty to Jeane S. Williams, as Trustee of the Jeane S. Williams Declaration of Trust dated June 30, 2000

OFF

(GRANTEE'S ADDRESS) 1271 S Falcon Drive Palatine, IL 60067
of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

SUBJECT TO:

Covenants, conditions and restrictions of record; General taxes for the year 2014 and subsequent years.

Permanent Real Estate Index Number(s): 02-28-405-034-0000
Address(es) of Real Estate: 1271 S Falcon Drive Palatine, IL 60067

Dated this 9 day of October, 2014.

Lilius S. Conklin (SEAL)

Lilius S. Conklin as trustee of
Lilius S. Conklin Declaration of Trust dated December 27, 1991

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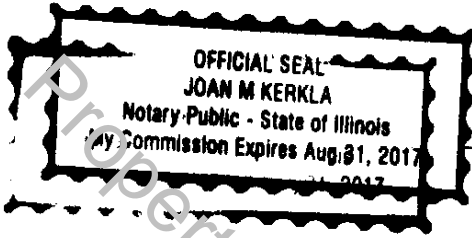
BOX 333-CTI

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Lilius S. Conklin personally known to me to be the same person(s) whose name(s) is 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 8th day of October, 2014.





Joan M Kerkla (Notary Public)

Prepared By: Dean J. Lurie
1 E Wacker Drive, #2610
Chicago, IL 60601

Mail To:
John C. Haas (13023)
115 South Emerson Street
Mount Prospect, IL 60056

Name & Address of Taxpayer:
Jeane S. William
1271 S Falcon Drive
Palatine, IL 60067

REAL ESTATE TRANSFER TAX		10-Oct-2014
	COUNTY:	210.00
	ILLINOIS:	420.00
	TOTAL:	630.00
02-28-405-034-0000 20141001635750 1-194-863-744		

Property of Cook County Clerk's Office

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RIDER

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, 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 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 trustee, be obligated 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 obligated to inquire into the necessity or expediency of any act of said trustee, or be obligated 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 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 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.

UNOFFICIAL COPY**CHICAGO TITLE INSURANCE COMPANY**

ORDER NUMBER: 1401 CA8920331 D1
 STREET ADDRESS: 1271 S FALCON DRIVE
 CITY: PALATINE COUNTY: COOK
 TAX NUMBER:

LEGAL DESCRIPTION:

THAT PART OF BLOCK 43 IN EAST PEREGRINE LAKE ESTATES , BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 26, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, AS RECORDED JUNE 24, 1996 AS DOCUMENT 96540601 MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID BLOCK 43, THENCE SOUTH 51 DEGREES 29 MINUTES 58 SECONDS EAST, ALONG THE NORTH LINE OF SAID BLOCK 43 A DISTANCE OF 43.15 FEET, THENCE SOUTH 38 DEGREES 30 MINUTES 02 SECONDS WEST A DISTANCE 127.41 FEET TO THE NORTH LINE OF SOUTH FALCON DRIVE, THENCE NORTH 51 DEGREES 07 MINUTES 44 SECONDS WEST ALONG SAID NORTH LINE A DISTANCE OF 47.86 FEET TO A POINT OF CURVE, THENCE NORTHEASTERLY ALONG SAID NORTH LINE, SAID LINE BE A CURVED LINE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 24.00 FEET, AN ARC LENGTH OF 38.68 FEET TO A POINT OF TANGENT ON THE EAST LINE OF SAID SOUTH FALCON DRIVE, THENCE NORTH 41 DEGREES 13 MINUTES 18 SECONDS EAST ALONG SAID EAST LINE OF SAID EAST LINE A DISTANCE OF 20.14 FEET TO A POINT OF CURVE, THENCE NORTHERLY ALONG SAID EAST LINE, SAID LINE BEING A CURVED LINE CONCAVE TO THE EAST HAVING A RADIUS OF 135.00 FEET, AN ARC LENGTH OF 41.38 FEET, THENCE NORTH 58 DEGREES 47 MINUTES 09 SECONDS EAST A DISTANCE OF 44.22 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS