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DEED IN TRUST



ILLINOIS

Doc#: 1432246043 Fee: \$46.25
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/18/2014 09:55 AM Pg: 1 of 4

Above Space for Recorder's Use Only

THE GRANTOR, Anthony Kwiatkowski, as the Successor Trustee of the Helen V. Shustock Trust Agreement dated December 29, 2003, of the Village of South Holland, County of Cook and State of Illinois, for and in consideration of the sum of ONE HUNDRED TWENTY FIVE THOUSAND and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS unto GRANTEE, Anthony Kwiatkowski, Jr., Trustee of the Anthony Kwiatkowski, Jr. and Florence V. Kwiatkowski Joint Tenancy Trust dated May 23, 2013, of 962 East 168th Street, South Holland, IL 60473 as Trustee under the provisions of a trust agreement dated 05/23/2013 and known as (hereinafter referred to as 'said trustee,' regardless of the number of trustees,) and unto all and every successor or successors in trust under said trust agreement, the following described real estate in the County of Cook and State of Illinois, to Wit (see legal description rider attached as page 3 hereto).

SUBJECT TO: General taxes for and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number: 29-23-306-021-0000

Address of Real Estate:

962 East 168th Street South Holland Illinois 60473

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 are 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 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.

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 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

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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 of all persons claiming under them or any of them shall be only in the earning 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 earning, 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 and sale on execution or otherwise.

In WITNESS WHEREOF, the GRANTOR aforesaid has hereunto set his hands and seals on the date stated herein.

The date of this deed of conveyance is November 5, 2014.


Anthony Kwiatkowski, as the Successor Trustee of
the Helen V. Shustock Trust Agreement dated
December 29, 2003


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 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, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

(Impress Seal Here)

Given under my hand and official seal on November 5, 2014.

(My Commission Expires




Notary Public

© By FNTIC 2014

REAL ESTATE TRANSFER TAX 14-Nov-2014



COUNTY:	62.50
ILLINOIS:	125.00
TOTAL:	187.50

29-23-306-021-0000 | 20141101645016 | 0-787-178-112

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LEGAL DESCRIPTION

For the premises commonly known as:

962 East 168th Street
South Holland, Illinois 60473

Legal Description:

LOT 18 IN MACCARI'S FIRST ADDITION TO SOUTH HOLLAND, BEING A SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS, ON JUNE 15, 1967 AS DOCUMENT NO. LR 2329856 IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

This instrument was prepared by
Russell T. Paarlberg
Lanting Paarlberg & Associates, Ltd.
938 W. US 30
Scherverville, IN 46375

Send subsequent tax bills to:
Anthony Kwiatkowski Jr.
962 East 168th Street
South Holland, IL60473

Recorded - mail recorded document
to:
Russell T. Paarlberg
Lanting Paarlberg & Associates, Ltd.
938 W. US 30
Scherverville, IN 46375

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THIS INSTRUMENT PREPARED BY
AND WHEN RECORDED RETURN TO:

**VILLAGE OF SOUTH HOLLAND
CERTIFICATE OF PAYMENT
OF OUTSTANDING SERVICE CHARGES**

The undersigned, Deputy Village Clerk for the Village of South Holland, Cook County, Illinois, certifies that all outstanding service charges, including but not limited to, water service, building code violations, and other charges, plus penalties for delinquent payments, if any, for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: **Helen Shustock Trust**
Mailing Address: **962 E. 168th St., South Holland, IL 60473**
Telephone No.: **708.542.2926**
Attorney or Agent: **Russell T. Paarlberg**
Telephone No.: **219.864.1700**
Fax No. **219.864.1110**
Property Address: **962 E. 168th St.**
South Holland, IL 60473
Property Index Number (PIN): **29-23-306-021-0000**
Water Account Number: **0280019000**
Date of Issuance: **11/3/2014**

State of Illinois)
County of Cook)
This instrument was acknowledged before
me on November 3, 2014 by
Michelle R. Moody
Michelle R. Moody
(Signature of Notary Public)
(SEAL)

VILLAGE OF SOUTH HOLLAND

By: Michael Vesovic 11/3/2014
Deputy Village Clerk or Representative



THIS CERTIFICATE IS GOOD FOR ONLY 30 DAYS AFTER THE DATE OF ISSUANCE.