

UNOFFICIAL COPY



DEED IN TRUST

THE GRANTOR, **ELAINE C. HARLAN**,
a widow and not since remarried, of the
Village of South Holland, County of Cook,
State of Illinois, for and in consideration of
TEN AND NO/100 Dollars, and other good
and valuable consideration in hand paid,
Conveys and Warrants unto

Doc#: 1435647050 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/22/2014 03:38 PM Pg: 1 of 5

ELAINE C. HARLAN,
63 West 154 Street
South Holland, IL 60473

as Trustee under the provisions of a Trust Agreement dated the 6th day of August, 2014
(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:

Parcel 1: Lot 29 in First Addition to Southaven Park, being a resubdivision
of Lots 3 and 4, excepting from said Lots 3 and 4 the East 195.00
feet as measured from a point 27.50 feet West of the East line of
the NorthEast Quarter of Section 16, Township 36 North, Range
14 East of the Third Principal Meridian, in Schaap's Heirs Division,
being a division of part of Lots 3 and 5 and all of Lot 4 of the
Subdivision of part of Sections 9, 10 and 15, and Lot 1 of School
Trustee's Subdivision of Section 16, all in Township 36 North,
Range 14 East of the Third Principal Meridian, in Cook County,
Illinois.

Common Address: 63 West 154 Street, South Holland, Illinois, 60473.
PI #29-16-205-095-0000.

Parcel 2: The West 1/2 of Lot 13 and Lot 14 in Block 6 in Burnham, a
subdivision of the point lying North and East of the Calumet River
of Section 6, Township 36 North, Range 15, East of the Third
Principal Meridian, in Cook County, Illinois.

Common Address: 2929 East 138 Place, Burnham, Illinois, 60633.
PI #30-06-200-086-0000.

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

Trustee under Real Estate Transfer Tax Act
of the Village of Burnham Sec. 9, Pgs. 10
Date: December 5, 2014
Signature: [Handwritten Signature]

UNOFFICIAL COPY

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, 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 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 present or in future, 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 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.

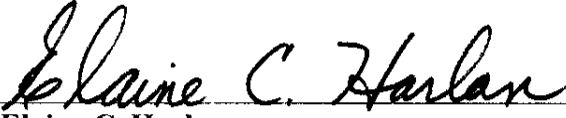
The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real

UNOFFICIAL COPY

estate as such, but only an interest in the earnings, 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 from sale on execution or otherwise.

Dated: August 6, 2014.


Elaine C. Harlan

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 **Elaine C. Harlan, a widow and not since remarried**, 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 and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 6th day of August, 2014.


Notary Public



This instrument was prepared by: Angelo J. Vitiritti, Attorney at Law, 16231 Wausau, South Holland, Illinois 60473

Mail To: Angelo J. Vitiritti
16231 Wausau Avenue
South Holland, IL 60473

Tax Bills To: Elaine C. Harlan
63 West 154 Street
South Holland, IL 60473

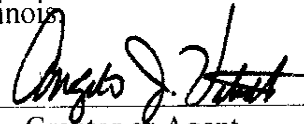
UNOFFICIAL COPY

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.

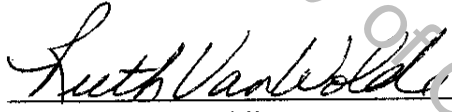
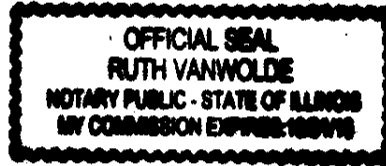
Dated: August 6, 2014

Signature: _____



Grantor of Agent

Signed and Sworn to before me
by the said Angelo J. Vitiritti
this 6th day of August, 2014.




Notary Public

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 and hold title to real estate under the laws of the State of Illinois.


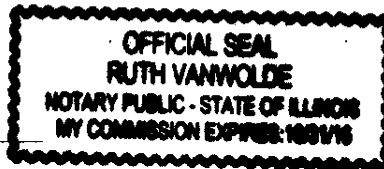
Dated: August 6, 2014

Signature: _____



Grantee of Agent

Signed and Sworn to before me
by the said Angelo J. Vitiritti
this 6th day of August, 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.

(Attached 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.)

UNOFFICIAL COPY

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: **Elaine C Harlan**
Mailing Address: **63 W 154th St, South Holland**
Telephone No.: **708-955-9736**
Attorney or Agent: **Angelo J. Vitiritti**
Telephone No.: **708-333-1234**
Fax No. **708-333-9246**
Property Address: **63 W 154th St**
South Holland, IL 60473

Property Index Number (PIN): **29-16-205-095-0000**

Water Account Number: **0100082000**

Date of Issuance: **11/25/14**

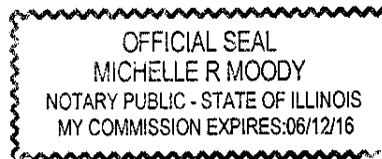
State of Illinois)
County of Cook)

This instrument was acknowledged before
me on November 25, 14 by

Michelle R Moody
Michelle R Moody
(Signature of Notary Public)
(SEAL)

VILLAGE OF SOUTH HOLLAND

By: Michael Versone 11/25/14
Deputy Village Clerk or Representative



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