

UNOFFICIAL COPY



QUIT CLAIM DEED

Doc#: 1516050003 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/09/2015 08:39 AM Pg: 1 of 3

THE GRANTOR(S), LAURA I. MINSTER, Trustee, under the **LAURA I. MINSTER TRUST**, dated **September 25, 1997**, of 123 Sturtz St., Barrington, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY and QUIT CLAIM to the following GRANTEE(S):

LAURA I. MINSTER, JILL C. MINSTER, and GWEN A. DIVENERE, Trustees, under the **LAURA I. MINSTER LIVING TRUST**, dated **May 27, 2015**, of 123 Sturtz St., Barrington, County of Cook, State of Illinois,

all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT FOURTEEN (14) IN BARRINGTON'S TERRACE, BEING A SUBDIVISION OF PART OF LOT 30 IN ASSESSOR'S DIVISION, OF THE WEST HALF (1/2) OF THE NORTHWEST QUARTER (1/4) AND THE SOUTHEAST QUARTER (1/4) OF THE NORTHWEST QUARTER (1/4) OF SECTION 1, TOWNSHIP 42 NORTH, RANGE 9, 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 OCTOBER 25, 1955, AS DOCUMENT NUMBER 1629937.

Property Address: 123 Sturtz St., Barrington, IL 60010
Property Index Number: 01-01-123-069-0000

TO HAVE AND TO HOLD the real estate with its appurtenances upon the trust(s) and for the uses and purposes herein and in the trust agreement(s) set forth.

Full power and authority is hereby granted to said Trustee to subdivide and re-subdivide the real estate or any part thereof; to dedicate parks, streets, highways, or alleys and to vacate any subdivision or part thereof; to execute contracts to sell or exchange, or execute grants of options to purchase, to execute contracts to sell on any terms, to convey either with or without consideration; to convey the real estate 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 the Trustee; to donate, to dedicate, to mortgage, or otherwise encumber the real estate, or any part thereof; to execute leases of the real estate, 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, and to execute renewals or extensions of leases upon any terms and for any period or periods of time and to execute amendments, changes, or modifications of leases and the terms and provisions thereof at any time or times hereafter; to execute contracts to make leases and to execute options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to execute contracts respecting the manner of fixing the amount of present or future rentals, to execute grants of easements or charges of any kind; to release, convey, or assign any right, title, or interest in or about or easement appurtenant to the real estate or any part thereof, and to deal with the title to said real estate and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the title to the real estate to deal with it, whether similar to or different from the ways above specified and at any time or times hereafter.

In no case shall any party dealing with said Trustee in relation to the real estate, or to whom the real estate or part thereof shall be conveyed, contracted to be sold, leased, or mortgaged by the Trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on the real estate, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the Trustee, or be obliged or privileged to inquire into any of the terms of the trust agreement; and every deed, trust deed, mortgage, lease, or other instrument executed by the Trustee in relation to the 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 herein and by the trust agreement was in full force and effect; (b)

UNOFFICIAL COPY

that such conveyance or other instrument was executed in accordance with the trusts, conditions, and limitations contained herein and in the trust agreement or in any amendments thereof and binding upon all beneficiaries; (c) that the 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, her, or their predecessor in trust.

And the said grantor(s) hereby expressly waive(s) and releases(s) 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.

DATE: MAY 27, 2015

Laura I. Minster (Seal)

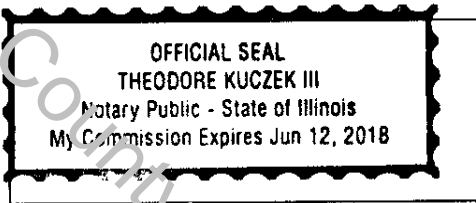
LAURA I. MINSTER, Trustee
LAURA I. MINSTER TRUST, dated September 25, 1997

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 JILL C. MINSTER, 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, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, on MAY 27, 2015 (date).

[Signature]
Notary Public



- This instrument prepared by: Theodore D. Kuczek, Kuczek & Associates, Post Office Box 208, Deerfield, IL 60015
- Mail this recorded document to: Theodore D. Kuczek, Kuczek & Associates, Post Office Box 208, Deerfield, IL 60015
- Grantee's address: Laura Minster, 123 Sturtz St., Barrington, IL 60010-4431
- Mail future tax bills to: Laura Minster, 123 Sturtz St., Barrington, IL 60010-4431

"Exempt under provisions of paragraph (e) of 35 ILCS 200/31-45 Real Estate Transfer Tax Law."
6-4-15 [Signature]
 Date Representative

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

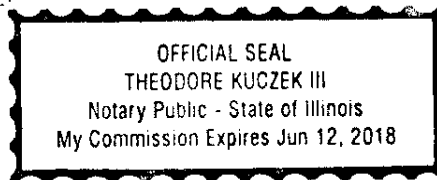
The grantor or his agent affirms and verifies that the name of the grantor shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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: May 27, 2015 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me this

27th day of May, 2015.

[Signature]
Notary Public



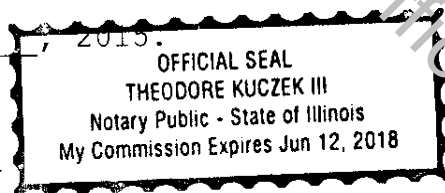
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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: May 27, 2015 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me this

27th day of May, 2015.

[Signature]
Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantor/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.)