

# UNOFFICIAL COPY

**Prepared By and Return Address:**

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Chicago, Illinois 60601



1602122018D

**Doc#:** 1602122018 **Fee:** \$46.00

RHSP Fee: \$9.00 RPRF Fee: \$1.00

Affidavit Fee: \$2.00

Karen A. Yarbrough

Cook County Recorder of Deeds

Date: 01/21/2016 09:29 AM Pg: 1 of 5

## DEED IN TRUST

The Grantors, **PRAKASH G. SANE AND ANJALI P. SANE**, as husband and wife, of 1035 Evergreen Circle, Olympia Fields, Illinois 60461, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable considerations in hand paid, CONVEY AND QUIT CLAIM unto **ANJALI P. SANE, NOT INDIVIDUALLY, BUT AS TRUSTEE OF THE ANJALI P. SANE TRUST DATED DECEMBER 16, 2015**, of 1035 Evergreen Circle, Olympia Fields, Illinois 60461, the Grantors' interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

Permanent Index Number(s): 17-16-109-027-1081; AND 17-16-109-027-1333

Commonly Known As: 210 S. Des Plaines, Unit 811 & P-186, Chicago, Illinois 60661

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

**TO HAVE AND TO HOLD**, the real estate with its appurtenances, and in part, on the aforementioned trust and for the uses and purposes set forth in the said trust.

This deed is made, in part, to said Trustee, who shall have authority to make deeds; leases; leases of coal, oil, gas, and other minerals; easements; and other conveyances of said property without further showing of authority than this deed. All grantees of the Trustee are lawfully entitled to rely on this power to convey without further inquiry into the power of the Trustee unless the grantee has actual knowledge that the conveyance is a violation of the trust.

In no case shall any party dealing with said Trustee or successor Trustee or Trustees in relation to said premises be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity of 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, 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 on or claiming under any such conveyance,

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lease, or other instrument (a) that at the time of the delivery thereof the 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 said trust agreement or in some amendment thereof and binding on all beneficiaries thereunder; (c) that said Trustee was duly authorized and empowered to execute and deliver every such 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 has or have been properly appointed and is or are fully vested with all the title, estate, rights, powers, authorities, duties, and obligations of its, his, her, or their predecessor in trust.

This is not homestead property.



IN WITNESS WHEREOF, Grantors have hereunto set Grantors' hand and seal on this 16<sup>th</sup> day of December, 2015.

Prakash G. Sane  
PRAKASH G. SANE

Anjali P. Sane  
ANJALI P. SANE

REAL ESTATE TRANSFER TAX		21-Jan-2016
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
17-16-109-027-1081   20160101662130   1-191-163-296		

\* Total does not include any applicable penalty or interest due

REAL ESTATE TRANSFER TAX		21-Jan-2016
 	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
17-16-109-027-1081   20160101662130   1-081-523-264		

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STATE OF ILLINOIS     )  
   ) SS.  
 COUNTY OF COOK        )

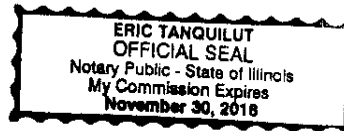
I, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **PRAKASH G. SANE AND ANJALI P. SANE, as husband and wife**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 16<sup>th</sup> day of December, 2015.

  
 NOTARY PUBLIC

NAME & ADDRESS OF TAXPAYER:

Anjali P. Sane, as Trustee  
 1035 Evergreen Circle  
 Olympia Fields, Illinois 60461



EXEMPT UNDER PROVISIONS OF SECTION 31-45(e) OF THE REAL ESTATE  
 TRANSFER TAX LAW, 35 ILCS 200/31-45(e).

  
 Representative

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## EXHIBIT A

### LEGAL DESCRIPTION

PARCEL 1 : UNIT NUMBER (S) 811 AND P-186 IN THE EDGE LOFTS AND TOWER CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 5,6,7,8, AND 9 IN BLOCK 22 IN SCHOOL SECTION ADDITION TO CHICAGO IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0430327071, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE AND ENJOYMENT AS CREATED BY AND SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR THE EDGE LOFTS AND TOWER, RECORD AS DOCUMENT NUMBER 0430327070.

PERMANENT INDEX NUMBER: 17-16-109-027-1081 & 17-16-109-027-1333

PROPERTY ADDRESS: 210 S. DES PLAINES STREET, #811 & P-186, CHICAGO, ILLINOIS 60661

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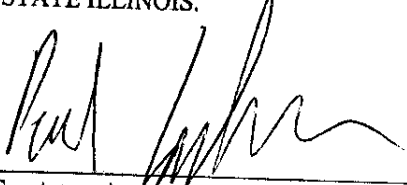
## STATEMENT BY GRANTOR AND GRANTEE

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 ILLINOIS.

Dated

1/20/16

SIGNATURE

  
 Grantor or Agent

Subscribed and sworn to before  
me by the said

this 20 (th) day of Jan, 2016.

Notary Public

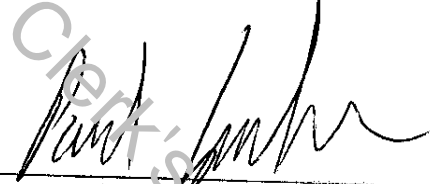


THE GRANTEE OR HIS AGENT AFFIRMS AND VERIFIES THAT THE NAME OF THE GRANTEES SHOWN ON THE DEED OR ASSIGNMENT OF BENEFICIAL INTEREST IN A LAND TRUST IS EITHER A NATURAL PERSON, AN ILLINOIS CORPORATION OR FOREIGN CORPORATION AUTHORIZED TO DO BUSINESS OR ACQUIRE AND HOLD TITLE TO REAL ESTATE IN ILLINOIS, 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:

1/20/16

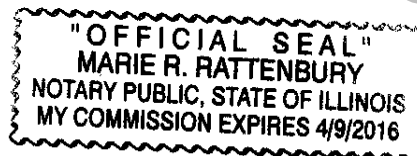
SIGNATURE

  
 Grantee or Agent

Subscribed and sworn to before  
me by the said

this 20 (th) day of Jan, 2016.

Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.