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FIRST AMERICAN TITLE

FILE # 2621399



Doc#: 1619401019 **Fee:** \$42.00
RHSP Fee: \$9.00 **RPRF Fee:** \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/12/2016 10:26 AM Pg: 1 of 3

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RECORDATION REQUESTED BY:

Michel Winkelstein
Rothman Law Group
135 S. LaSalle Street
Suite 2810
Chicago, IL 60603

WHEN RECORDED MAIL TO:

Tharp Associates, Ltd.
102 N. Evergreen
Arlington Heights, IL 60004

SEND TAX NOTICES TO:

Mark L. Winter and Mary M. Winter, Trustees
738 S. Burton Place
Arlington Heights, Illinois 60005

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

TRUSTEE'S DEED IN TRUST

THE GRANTOR, C. Marshall Smith, as Trustee of the under the provisions of a trust agreement dated the 22nd day of February, 2000, and known as the Patricia R. Smith Marital Trust, also known as the Patricia R. Smith GST-Exempt (Illinois-Only QTIP) U.S. Estate Tax Sheltered Trust, of the COUNTY OF COOK and STATE OF ILLINOIS for and in consideration of TEN AND 00/100 Dollars, and other good and valuable consideration in hand paid, Conveys and Warrants unto Mark L. Winter, as Trustee of the Mark L. Winter Trust Dated July 27, 2006 and Mary M. Winter, as Trustee of the Mary M. Winter Trust dated July 27, 2006, GRANTEE, of 1531 N. Douglas Avenue, Arlington Heights, Illinois 60004, as tenants in common, all right, title and interest in and to the following described real estate in the COUNTY OF COOK and STATE OF ILLINOIS to wit:

SEE EXHIBIT "A" ATTACHED HERETO.

Permanent Real Estate Index Number: 03-32-325-013-0000

Address of real estate: 738 S. Burton Place, Arlington Heights, Illinois 60005

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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, streets, highways or alleys; to vacate any subdivision or part thereof, and to resubdivide said property as one or 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 terms 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 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

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DEED IN TRUST
(Continued)

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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 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 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 estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of title or duplicate thereof or memorial, the words "in trust," or "upon condition," or "with limitations," or words of similar import, in accordance with the statute in such case made and provided.

And the said grantor hereby expressly waives and releases any or 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.

In Witness Whereof, the grantor aforesaid has hereunto set his hand and seal this 15TH day of JUNE, 2016.

 (SEAL)
C. Marshall Smith, as Trustee

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 C. Marshall Smith, 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.

Given under my hand and official seal, this 15TH day of JUNE, 2016



Commission expires _____, 20____



NOTARY PUBLIC

AFFIX "RIDERS" OR REVENUE STAMPS HERE BELOW

This instrument was prepared by: Michel Winkelstein c/o Rothman Law Group, 135 S. LaSalle Street, Suite 2810, Chicago, Illinois 60603

REAL ESTATE TRANSFER TAX		27-Jun-2016
		COUNTY: 474.50
		ILLINOIS: 949.00
		TOTAL: 1,423.50
03-32-325-013-0000	20160601618089	0-466-685-248

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EXHIBIT A

LOT FIFTY (50) IN SCARSDALE ESTATES, BEING A SUBDIVISION OF THE EAST HALF (1/2) OF THE SOUTHWEST QUARTER AND THE WEST HALF (1/2) OF THE SOUTHEAST QUARTER (1/4) OF SECTION 32, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS (EXCEPT THE NORTH 685.4 FEET THEREOF) ALSO (EXCEPT THE EAST 40 ACRES OF THAT PART OF THE WEST HALF (1/2) OF SAID SOUTHEAST QUARTER (1/4) LYING SOUTH OF THE NORTH 685.4 FEET THEREOF AND ALSO EXCEPT THAT PART OF THE EAST HALF (1/2) OF THE SOUTHWEST QUARTER (1/4) LYING WESTERLY OF THE CENTER LINE OF ARLINGTON HEIGHTS ROAD, CALLED STATE ROAD, AND SOUTH OF THE NORTH 685.4 FEET THEREOF).

Note: For informational purposes only, the land is known as:
738 South Burton Place
Arlington Heights, IL 60005

Property of Cook County Clerk's Office