

# UNOFFICIAL COPY



Doc#: 1622422067 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/11/2016 11:09 AM Pg: 1 of 3

## DEED IN TRUST

This indenture made this <sup>16<sup>th</sup></sup> day of July, 2016 between, KAREN ZAWORSKI, <sup>A married woman</sup> as Grantor, in consideration of the sum of TEN (\$10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged, do hereby convey and warrant to Grantee, KAREN ZAWORSKI, not personally, but as Trustee of THE KAREN ZAWORSKI TRUST DATED JULY 26, 2016, whose address is 216 Lemoyne Parkway, Oak Park, Illinois 60302, all interest in the following described real estate in the County of Cook, State of Illinois, to <sup>turn over</sup> wit: <sup>joint interest</sup> ~~Said joint interest~~

LOT 21 IN BLOCK 5 IN FAIR OAKS TERRACE, BEING A SUBDIVISION OF THE EAST 50 ACRES OF THE NORTH 75 ACRES OF THE NORTHWEST ¼ OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN No. 16-05-102-026

Commonly Known as: 216 Lemoyne Parkway, Oak Park, IL 60302


**TO HAVE AND TO HOLD** that real estate, with the appurtenances upon the trust and for the uses and purposes herein and in such Declaration of Trust set forth.

Full power and authority is hereby granted to said Trustee to deal with all or any part of the property and the title thereto in any fashion or form whatsoever, without restriction or qualification of any kind.

In no case shall any party dealing with the Trustee in relation to said premises, or to whom the premises or any 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 lent or advanced on said premises, or be obliged to see that the terms of these 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.

Every deed, trust deed, mortgage, lease or other document (collectively "document") executed by said Trustees in relation to said real estate shall be conclusive evidence in favor of every person relying thereon that (a) at the time of the delivery thereof the trust created by this Deed in Trust and by said Declaration of Trust were in full force and effect, (b) such documents were executed in accordance with the trust, conditions and limitations contained herein and in said Declaration of Trust or in some amendment thereof and binding upon all beneficiaries thereunder, (c) the Trustees were duly authorized and empowered to execute and deliver such documents 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 any predecessor in trust.

**EXEMPTION APPROVED**

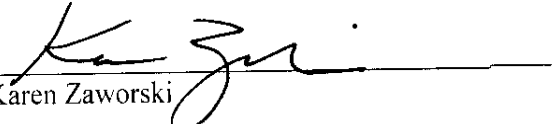
  
Steven E. Drazner, CFO  
Village of Oak Park




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The interest of any beneficiary from time to time hereunder shall be only in the earnings, avails or proceeds of sale of the real estate. Such interest is hereby declared to be personal property. 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.

IN WITNESS WHEREOF, the Grantor has executed this Deed in Trust on the day and year first above written.

  
Karen Zaworski

Exempt under provisions of Paragraph e  
Section 200/31-45 Real Estate Transfer Tax Act.

7/26/2016   
Date Representative

STATE OF ILLINOIS )  
) SS  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for the county and state aforesaid, do hereby certify that KAREN ZAWORSKI, is personally known to me to be the same persons 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.

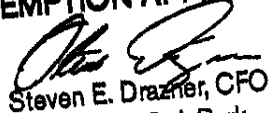
Given under my official seal this 26<sup>th</sup> day of July, 2016.



  
Notary Public

**THIS INSTRUMENT WAS PREPARED  
BY AND MAIL TO:**  
Richard C. Johnson  
Ice Miller, LLP  
2300 Cabot Drive, Ste. 455  
Lisle, Illinois 60532  
1-630-955-0555

**SEND SUBSEQUENT TAX BILLS TO:**  
Karen Zaworski  
216 Lemoyne Parkway  
Oak Park, Illinois 60302

**EXEMPTION APPROVED**  
  
Steven E. Dražner, CFO  
Village of Oak Park

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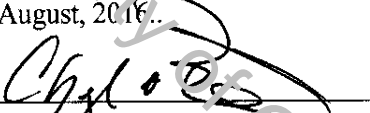
## STATEMENT BY GRANTOR AND GRANTEE

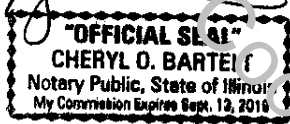
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantor shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 9, 2016.

Signature:  \_\_\_\_\_

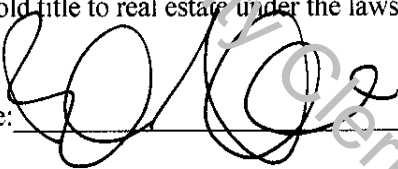
Subscribed and sworn to before  
This 9<sup>th</sup> day of August, 2016.

Notary Public  \_\_\_\_\_

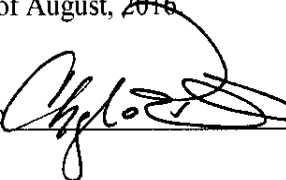


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 9, 2016.

Signature:  \_\_\_\_\_

Subscribed and sworn to before  
This 9<sup>th</sup> day of August, 2016.

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.

(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.)