

# UNOFFICIAL COPY

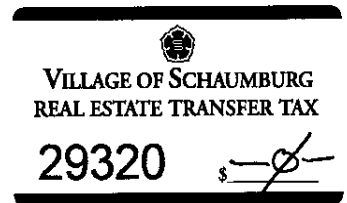


Doc#: 1622555029 Fee: \$48.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/12/2016 10:00 AM Pg: 1 of 6

## DEED IN TRUST

The Grantor, KATHLEEN H. KRETSCHMER, a single person, of the of Schaumburg, 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, CONVEY(s) and WARRANT(s) and QUIT CALIM to KATHLEEN H. KRETSCHMER, as trustee of THE KATHLEEN H. KRETSCHMER LIVING TRUST dated May 27, 2016, (herein after 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:

See Attachment 'A'



PERMANENT REAL ESTATE INDEX NUMBER: 07-22-402-545-1149

ADDRESS OF PROPERTY: 99 Burr Oak Lane, Unit C1, Schaumburg, IL 60193

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, street, highways, or alleys; to vacate any subdivision or part thereof, and to re-subdivide 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

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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 advances 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 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 each 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 earning 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 earning, 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 and sale on execution or otherwise.

IN WITNESS WHEREOF, the Grantor aforesaid has hereunto set her hand and seal on the date stated herein.

The date of this deed of conveyance is 27th day of May, 2016.

  
KATHLEEN H. KRETSCHMER

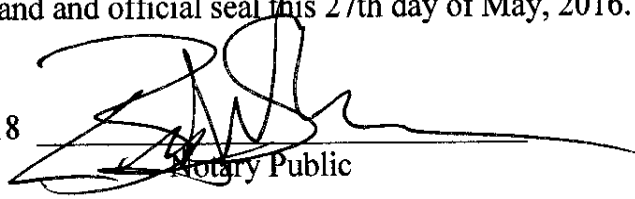
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State of Illinois,  
County of Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that KATHLEEN H. KRETSCHMER is personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that signed, sealed and delivered said instrument as 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 27th day of May, 2016.

My Commission expires April 21, 2018



Notary Public

Property of Cook County Clerk's Office

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This instrument was prepared by: Marilyn A. Rowley, Attorney At Law, 2300 N. Barrington Road, Suite 400, Hoffman Estates, IL 60169

**MAIL TO:**  
**ROWLEY LAW**  
**BARRINGTON POINTE OFFICE CENTRE**  
**2300 N. BARRINGTON ROAD,**  
**SUITE 400**  
**HOFFMAN ESTATES, IL 60169**

**SEND TAX BILLS TO:**  
**KATHLEEN H. KRETSCHMER**  
**99 BURR OAK LANE**  
**UNIT C1**  
**SCHAUMBURG, IL 60193**

EXEMPT UNDER REAL ESTATE TRANSFER TAX ACT OF SECTION 4, PARAGRAPH E  
AND COOK COUNTY ORDINANCE 95104 PARAGRAPH E.

**DATE: 27th day of May, 2016**

**SIGNATURE**

  
**Buyer, Seller or Representative**

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## STATEMENT BY GRANTOR AND GRANTEE

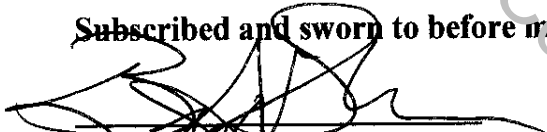
The Grantor or their Agent affirms that, to the best of their knowledge, the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, an Illinois limited liability company or foreign limited liability company 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.

GRANTOR:

DATED: 27th day of May, 2016

  
KATHLEEN H. KRETSCHMER

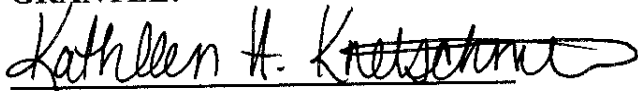
Subscribed and sworn to before me by the said Grantor, this 27th day of May, 2016.

  
Notary Public

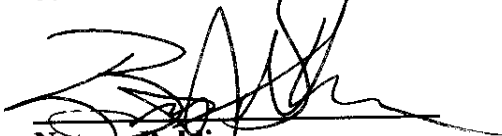
The Grantee or their Agent affirms and verifies that the name of the Grantor shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold real estate in Illinois, an Illinois limited liability company or foreign limited liability company 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.

GRANTEE:

DATED: 27th day of May, 2016

  
KATHLEEN H. KRETSCHMER, as a trustee of THE KATHLEEN H. KRETSCHMER TRUST

Subscribed and sworn to before me by the said Grantee, this 27th day of May, 2016

  
Notary Public

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## Attachment A

Unit No. 1-5-20-R-C-1 together with a perpetual and exclusive easement in and to Garage Unit No. G-1-5-20-R-C-1 as delineated on a survey of a parcel of land being a part of the East half of the Southeast quarter of Section 22, and part of the West half of the Southwest quarter of Section 23, Township 41 North, Range 10, East of the Third Principal Meridian (hereinafter referred to as "Development Parcel") which survey is attached as Exhibit "A" to the Declaration of Condominium Ownership made by Central National Bank in Chicago, as Trustee under Trust Agreement dated June 1, 1977 and known as Trust No. 22502, recorded in the office of the Recorder of Deeds of Cook County, Illinois as Document No. 24383272 as set forth in the amendments thereto, together with a percentage of the common elements appurtenant to said units as set forth in said Declaration and in accordance with amended Declarations, and together with additional common elements as such amended declarations are filed of record, in the percentages set forth in such amended Declarations which percentages shall automatically be deemed to be conveyed effective on the recording of such Amended Declarations although conveyed hereby, Trustee also hereby grants to grantee and grantee's successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the aforementioned declaration as amended and trustee reserve to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein.

Recorder of Cook County Clerk's Office