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DEED IN TRUST PREPARED BY and MAIL TO: Fred T. Moore

7800 W. College Dr. #2E

Palos Heights, IL 60463

Doc#: 1623946132 Fee: \$42.00 RHSP Fee:\$9.00 RPRF Fee: \$1.00

Affidavit Fee: \$2.00 Karen A. Yarbrough

Cook County Recorder of Deeds Date: 08/26/2016 03:24 PM Pg: 1 of 3

Send subsequent tax bills to: Jerry L. Horton 6215 W. 124th Place Palos Heights. # 60463

The Grantors, Jerry Lee Horton and Mary Lee Horton, husband and wife, of the City of Palos Heights, State of Illinois, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby convey and warrant to Jerry L. Horton, of 6215 W. 124th Place, Palos Heights, Illinois 60463, as trustee, under the terms and provisions of a certain Trust Agreement dated the 19th day of August, 2016 and designated as the Jerry L. and Mary L. Horton Declaration of Trust, (the Trust Agreement"), and to any and all successors as Trustee appointed under said Trust Agreement, or who may be legally appointed, the following described real estate, situated in the County of Cook, in the State of Illinois, to wit:

Lot 19 in Ketelaar's Multiple Development No. 2, being a subdivision of part of the Southwest 1/4 of Section 26, Township 37 North, Range 1, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Real Estate Index Number: 24-26-300-074-0000

Address of Grantee: 6215 W. 124th Place, Palos Heights, IL 50463

Address of Real Estate: 3858 W. 124th Place, Alsip, IL 60803

TO HAVE AND TO HOLD said real estate and appurtenances thereto upon the trusts set forth in said Trust Agreement and for the following uses:

- The Trustee (or Trustees, as the case may be), is vested with the icliowing powers: (a) to manage, improve, divide or subdivide the trust property, or any part thereof, (b) To sell on any terms, grant options to purchase, contract to sell, to convey with our without consideration, to convey to a successors in trust, any or all of the title and estate of the trust, and to grant to such successor or successor in trust all the powers vested in the Trustee. (c) To mortgage, encumber or otherwise transfer the trust property, or any interest therein, as security for advances or loans. (d) To dedicate parks, streets, highways or alleys, and to vacate any portion of the premises. (e) To lease and enter into leases for the whole or part of the premises, from time to time, but any such leasehold or renewal shall not exceed a single term of 199 years, and to renew, extend or modify any existing lease.
- Any party dealing with the Trustee with regard to the trust property, whether by contract, sale, mortgage, lease or otherwise, shall not be required to see to the application of the purchase money, loan proceeds, rental or other consideration given, nor shall be required to see that the terms of the trust have been complied with, or to inquire into the powers and authority of the Trustee, and the execution of every contract, option, deal, mortgage or other instrument dealing with the trust property, shall be conclusive evidence in favor of every person relying upon or claiming under such conveyance or other instrument; that at the time of the execution and delivery of any of the aforesaid instruments, the Trust Agreement above described was in full force and effect; that said instrument so executed was pursuant to and in accordance with the authority granted the With AGE Offining SIP upon the beneficiary or beneficiaries under said Trust Agreement; and if said instrument is exempt REAL ESTATE

TRANSFER TAX

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or successors in trust, that he or they were duly appointed and are fully invested with the title, estate, rights, powers and duties of the preceding Trustee.

- 3. The interest of each and every beneficiary under said Trust Agreement and hereunder, and of all persons claiming under any of the beneficiaries, shall be only in the earnings, avails and proceeds arising from the sale or other disposition of the trust property, and such interest is hereby declared to be personal property only, and the beneficiary or beneficiaries of the trust shall not have any title or interest therein, legal or equitable, except as stated.
- 4. In the event of the inability, refusal of the Trustee herein named, to act, or upon his removal from the County, a Successor Trustee as provided in the Trust Agreement is then appointed as Successor Trustee herein with like powers and authority as is vested in the Trustee named herein.

All of the covenants, conditions, powers, rights and duties vested hereby, in the respective parties, shall inure to and be binding upon their heirs, legal representatives and assigns.

This is not homestead property.

DATED this 19th day of August, 2016.

Jerry Lee Horton

(SEAL)

_(SEAL)

STATE OF ILLINOIS

, SS (

COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that, Jerry Lee Horton and Mary Lee Horton, 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 her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 19th day of August, 2016.

OFFICIAL SEAL"

FRED T. MOORE Notary Pub ic State of Illinois

My Commission http://psmission Except 02-25-2017

I hereby declare this Deed represents a transaction exempt under the provisions of Paragraph E, Section 4, of the

Real Estate Transfer Tax Act.

Dated: August 19, 2016 Signed:

VILLAGE OF ALSIP EXEMPT REAL ESTATE TRANSFER TAX

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STATEMENT BY GRANTOR AND GRANTEE

The grantors or their agent affirms that, to the best of their knowledge, 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, 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.

Date: August 13, 2016. "OFFICIAL SEAL" Subscribed and sworn to before FRED T. MOORE me by the said Grantor this Notary Public, State of Illinois 19th day of August, 2016. My Commission Expires 02-25-2017 **Notary Public** My commission expires:

The grantee or its 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 title to real estate under the laws of the State of Illinois. 6750

Dated: August 19, 2016.

lerry Da Horten

Subscribed and sworn to before me by the said Grantee this

19th day of August, 2016.

Notary Public

My commission expires:

"OFFICIAL SEAL" FRED T. MOORE Notary Public, State of Illinois My Commission Expires 02-25-2017

NOTE: Any person who knowingly submits 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.

> VILLAGE OF ALSIP **EXEMPT REAL ESTATE** TRANSFER TAX