

DEED IN TRUST

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1727519010

Doc# 1727519010 Fee \$44.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 10/02/2017 09:49 AM PG: 1 OF 4

The Grantors, **MATT BENNETT** a/k/a **Matthew Bennett** and **JENNIFER BENNETT**, husband and wife of the County of Cook, and State of Illinois, for and in consideration of TEN (\$10.00) DOLLARS, AND OTHER GOOD AND VALUABLE CONSIDERATIONS IN HAND PAID, CONVEY AND WARRANT UNTO Matthew Bennett and Jennifer Bennett, not individually but as trustees under the provisions of a trust agreement dated

August 31, 2017

and known as the **BENNETT FAMILY TRUST**, whose present address is 4969 Paxton Road, Oak Lawn, Illinois 60453, as Grantees,

and as tenants by the entirety and unto all and every successor or successor in trust under said trust agreement, the following described real estate in the County of and State of to wit:

LOT 23 IN BLOCK 5 IN UNIT NO. 1 OAK LAWN MANOR, A SUBDIVISION OF PART OF THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PERMANENT INDEX NUMBER: 24-07-404-018-0000

FOR RECORDER'S INDEX PURPOSES, INSEPT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE, 4969 Paxton Road, Oak Lawn, Illinois 60453

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 and to vacate any subdivision or part thereof, and to resubdivide 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 successor in trust and to grant to such successor or successor 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 a 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 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 consideration 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 the 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 the delivery thereof the trust created 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 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 or successor 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.

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The said Grantors hereby expressly waives and releases any and all right of 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 Grantors aforesaid has hereunto set their hands and seals this 31st day of August, 2017.

Matt Bennett (SEAL)
MATT BENNETT a/k/a MATTHEW BENNETT,
Grantor

Jennifer Bennett (SEAL)
JENNIFER BENNETT, Spouse and Grantor

Exempt under the provisions of §(e) of the "Real Estate Transfer Tax Act"
(35 ILCS 200/31-45).

8/31/17 Date Robert R Ekroth Buyer, Seller or Representative

STATE OF ILLINOIS)
COUNTY OF COOK)

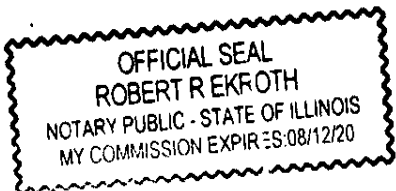
SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that MATT BENNETT a/k/a MATTHEW BENNETT and JENNIFER BENNETT, are 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 jointly and severally acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the use and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 31 day of August, 2017.

Robert R Ekroth
Notary Public

My commission expires _____



THIS INSTRUMENT PREPARED BY: Robert R. Ekroth
ROBERT R. EKROTH LAW OFFICE, INC..
15 Salt Creek Lane, Suite 122
Hinsdale, IL 60521

MAIL RECORDED DEED TO:
Robert R. Ekroth
ROBERT R. EKROTH LAW OFFICE, INC.
15 Salt Creek Lane, Suite 122
Hinsdale, IL 60521

SEND SUBSEQUENT TAX BILLS TO:
Matthew Bennett and Jennifer Bennett, trustees
4969 Paxton Road
Oak Lawn, Illinois 60453

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THE VILLAGE OF
OAK LAWN

946 SOUTH RAYMOND AVENUE, OAK LAWN, ILLINOIS 60453
TELEPHONE: (708) 636-4400 | FACSIMILE: (708) 636-8606 | WWW.OAKLAWN-IL.GOV

CERTIFICATE OF REAL ESTATE TRANSFER TAX EXEMPTION

4969 PAXTON RD
Oak Lawn Il 60453

This is to certify, pursuant to Section 20-65 of the Ordinance of the Village of Oak Lawn relating to a Real Estate Transfer Tax, that the transaction accompanying this certificate is exempt from the Village of Oak Lawn Real Estate Transfer Tax pursuant to Section(s) (D) of said Ordinance

Dated this 11TH day of SEPTEMBER, 2017



Larry Deetjen
Village Manager

DR. SANDRA BURY
VILLAGE PRESIDENT

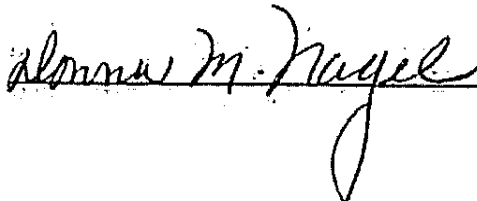
JANE M. QUINLAN, MMC
VILLAGE CLERK

LARRY R. DEETJEN, CM
VILLAGE MANAGER

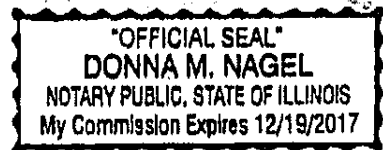
VILLAGE TRUSTEES
TIM DESMOND
ALEX G. OLEJNICZAK
THOMAS E. PHELAN
WILLIAM R. STALKER
ROBERT J. STREIT
TERRY VORDERER

SUBSCRIBED and SWORN to before me this

11TH Day of SEPTEMBER, 2017



Donna M. Nagel



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STATEMENT BY GRANTOR AND GRANTEE

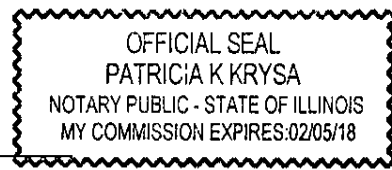
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate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

Dated 8-31-17

Signature Robert Ekroth
Grantor or Agent

Subscribed and sworn to before me
by the said Robert R. Ekroth, Attorney for Grantor
this 31 day of August, 2017.

Notary Public Patricia K Krysa



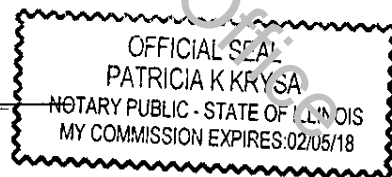
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Dated 8-31-17

Signature Robert Ekroth
Grantee or Agent

Subscribed and sworn to before me
by the said Robert R. Ekroth, Attorney for Grantee
this 31 day of August, 2017.

Notary Public Patricia K Krysa



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 31-45 of the Illinois Real Estate Transfer Tax Law (35 ILCS 200/31-45).