



Doc# 1733249543 Fee \$46.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/28/2017 01:46 PM PG: 1 OF 5

MAIL TO:

Andrew Szocka, P.C.
799 E. Terra Cotta Avenue
Crystal Lake, IL 60014

SEND SUBSEQUENT TAX BILLS TO:

The Henry M. Izzo, Jr. Trust dated 11/2/17 and
The Donna G. Izzo Trust dated 11/2/17
283 North Drake Lane
Des Plaines, Illinois 60016

THE GRANTORS, HENRY M. IZZO, JR. and DONNA G. IZZO, husband and wife, of DES PLAINES, ILLINOIS, for the consideration of TEN (\$10.00) DOLLARS, in hand paid, CONVEY and QUIT CLAIM to HENRY M. IZZO, JR., not individually but as Trustee of the HENRY M. IZZO, JR. TRUST DATED NOVEMBER 2, 2017 and to DONNA G. IZZO, not individually but as Trustee of the DONNA G. IZZO TRUST DATED NOVEMBER 2, 2017, of the City of Des Plaines, County of Cook, State of Illinois, as Tenants by the Entirety, the following described Real Estate situated in the County of Cook and the State of Illinois:

SEE ATTACHED LEGAL DESCRIPTION

Permanent Index Number: 09-07-315-006

Address of Property: 283 North Drake Lane, Des Plaines, Illinois 60016

Exempt deed or instrument
eligible for recordation
without payment of tax.

B. Brown 11/14/17
City of Des Plaines

Including all improvements and fixtures of every kind and nature located thereon and all appurtenances belonging thereto (hereinafter referred to as the "premises").

To have and to hold the said premises as tenants by the entirety with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth. The interests of HENRY M. IZZO, JR. and DONNA G. IZZO, husband and wife, are to be held as tenants by the entirety.

Anything herein to the contrary notwithstanding, any successor or successors in trust under the Trust Agreement shall upon acceptance of the trusteeship become fully vested with all the title, estate, properties, rights, powers, authorities, trusts, duties and obligations of the trustee thereunder.

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 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 be commenced in the present or in the 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 99 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 respect

UNOFFICIAL COPY

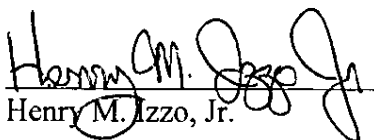
respecting the manner of fixing the amount of present or future rentals; to partition or to exchange said property, or any part thereof, for other real or personal property; to grant easements or charges of any kind; to release, convey or assign any right, title or interest in or about or easement appurtenant 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.

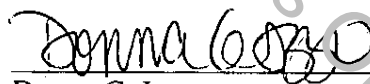
In no case shall any party dealing with said trustee in relation to said premises or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on said premises, or be obliged to see that the terms of this trust have been complied with, or 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 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 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 earnings, avails and proceeds arising from the sale of 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.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

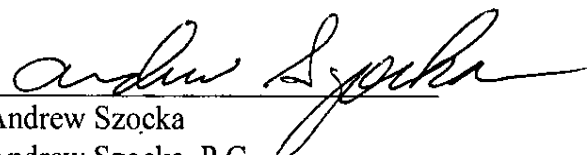
Dated this 2nd day of November 2017.


Henry M. Izzo, Jr.


Donna G. Izzo

I hereby declare that the attached deed represents a transaction exempt under provisions of Paragraph (e), Section 4, of the Real Estate Transfer Tax Act as set forth below.

Dated this 2nd day of November, 2017.

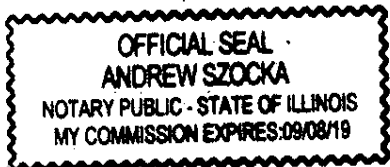

Andrew Szocka
Andrew Szocka, P.C.

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State of Illinois)
County of McHenry) ss

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that HENRY M. IZZO, JR. and DONNA G. IZZO, 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 acknowledged that they signed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 2nd day of November, 2017.



A handwritten signature in black ink, appearing to read "Andrew Szocka", written over a horizontal line.

Notary Public

This Instrument Prepared By:
Andrew Szocka, P.C.
799 E. Terra Cotta Avenue
Crystal Lake, IL 60014

Property of Cook County Clerk's Office

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LEGAL DESCRIPTION

Lot 61 in Cumberland Village, Unit #1, being a Subdivision of part of the Southwest Fractional Quarter of Fractional Section 7, Township 41 North, Range 12 East of the Third Principal Meridian, according to Plat thereof registered in the Office of the Registrar of Titles of Cook County, Illinois on November 3, 1955, as Document Number 1631923.

Permanent Index Number: 09-07-315-006

Address of Property: 283 North Drake Lane, Des Plaines, Illinois 60016

Property of Cook County Clerk's Office

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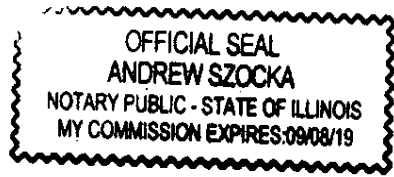
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his/her 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 November 2, 2017

Signature: Henry M. Izzo
Grantor or Agent

Subscribed and sworn to before me by
the said Henry M. Izzo
this 2 day of November, 2017



Andrew Szocka
Notary Public

The grantee or his/her 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 November 2, 2017

Signature: Henry M. Izzo
Grantee or Agent

Subscribed and sworn to before me by
the said Henry Izzo
this 2 day of November, 2017.



Andrew Szocka
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.