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2017-05395-AC
DEED INTO TRUST

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Doc#: 1735546208 Fee: \$54.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/21/2017 12:26 PM Pg: 1 of 4

Dec ID 20171201672217
ST/CO Stamp 1-293-882-400

Property:
725 Tomlin Drive, Unit B-2
Burr Ridge, IL 60527
PIN: 18-18-304-002-1006

Grantee Address and
Subsequent Tax Bills To:
Ernest J. Dufner and Katarina Dufner,
Trustees
725 Tomlin Drive, Unit B-2
Burr Ridge, IL 60527

GRANTORS, **ERNEST DUFNER** and **KATHY DUFNER**, husband and wife, now of 725 Tomlin Drive, Unit B-2, Burr Ridge, IL 60527, for and in consideration of One Dollar, hereby CONVEY and WARRANT in trust to themselves, **ERNEST J. DUFNER** and **KATARINA DUFNER**, as Trustees of the **Ernest J. Dufner and Katarina Dufner Family Trust Dated January 31, 2002**, and unto all Successor Trustees under said Trust, the above-referenced Property located in Burr Ridge, Cook County, Illinois, which is legally described on Exhibit "A" attached hereto.

Exempt from Transfer Taxes under provisions of Paragraph (e)
Section 31-45, Property Tax Code.

12/19/17
Date

Brian J. Mulhern
Attorney

PREMIER TITLE

TO HAVE AND TO HOLD the said real estate together with appurtenances upon the trusts and for the uses and purposes set forth herein and in said Declaration of Trust. The Trust Provisions set forth on the second page of this Deed Into Trust are hereby incorporated herein by this reference.

IN WITNESS WHEREOF, the undersigned Grantors have signed this Deed Into Trust this 19th day of December, 2017.

Ernest Dufner
ERNEST DUFNER (a/k/a Ernest J. Dufner)

Kathy Dufner
KATHY DUFNER (a/k/a Katarina Dufner)

By: *Mathew Dufner*, as Agent
Mathew Dufner, under DPOA dtd 3/2/17

By: *Mathew Dufner*, as Agent
Mathew Dufner, under DPOA dtd 3/2/17

State of Illinois, County of Cook) ss.

I, the undersigned, a Notary Public in and for said County, and State, do hereby certify that **Mathew Dufner**, now of **Elmhurst, IL**, personally known to me to be the same person whose name is subscribed to the foregoing instrument on behalf of his parents **ERNEST DUFNER (a/k/a Ernest J. Dufner)** and **KATHY DUFNER (a/k/a Katarina Dufner)**, husband and wife, now of now of 725 Tomlin Drive, Unit B-2, Burr Ridge, IL 60527, under Durable Powers of Attorney dated March 2, 2017 (or having produced sufficient identification), appeared before me this day in person and acknowledged signing and delivering the said instrument as a free and voluntary act, and as the free and voluntary acts of his said parents for the uses and purposes therein set forth.

Given under my hand and official seal
this 19th day of December, 2017.



Brian J. Mulhern
Notary Public

Prepared By and, Upon

Recording, Mail To: Brian J. Mulhern, 15 Salt Creek Lane, Suite 200, Hinsdale, IL 60521

PREMIER TITLE, 1000 JORIE BLVD. #136, OAK BROOK, IL 60523

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"FULL POWER" TRUST PROVISIONS FOR DEED INTO TRUST

Full power and authority are hereby granted to the above-named Trustees (and Successor Trustees) of the aforementioned Trust: (a) to improve, manage and protect said Property or any part thereof; (b) to contract to sell said Property and to sell on any terms; (c) to convey said Property, either with or without consideration; (d) to mortgage, pledge or otherwise encumber said Property; (e) to lease said Property 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; and (f) 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 said Property to deal with the same, including but not limited to taking all actions and signing documents necessary or appropriate to carry out such powers.

In no case shall any party dealing with the Trustees in relation to said Property be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on said Property, 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 Trustees, or be obliged or privileged to inquire into any of the terms of said Trust Agreement. Any deed, mortgage, lease or other instrument executed by the Trustees in relation to said Property 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 was in full force and effect; (b) that such conveyance or other instrument was executed in accordance with the terms, conditions and limitations contained in said Trust Agreement or in some amendment thereof and binding upon all beneficiaries thereunder; and (c) that the Trustees were duly authorized and empowered to execute and deliver such deed, trust deed, lease, mortgage or other instrument.

Property of
County Clerk's Office

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EXHIBIT "A"
Legal Description

725 Tomlin Drive, Unit B-2
Burr Ridge, IL 60527
PIN: 18-18-304-002-1006

UNIT B-2 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN WOODVIEW ESTATES SOUTH CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECALARATION RECORDED AS DOCUMENT NO. 22296062, IN THE NORTHWEST 1/4 AND THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT ONLY TO: General real estate taxes for the year 2017 and subsequent years; Covenants, conditions, restrictions and easements of record.

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

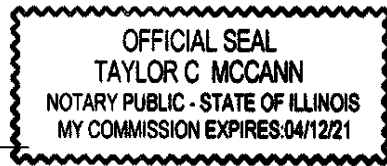
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 12-20-17

Signature [Handwritten Signature]
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID _____
THIS 20 DAY OF DEC,
2017.

NOTARY PUBLIC Taylor C. McCann



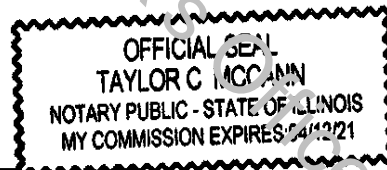
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 12-20-17

Signature [Handwritten Signature]
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID _____
THIS 20 DAY OF DEC,
2017.

NOTARY PUBLIC Taylor C. McCann



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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]