

# UNOFFICIAL COPY

## ILLINOIS DEED IN TRUST

**THE GRANTOR,** CHARLES M. JAFFE, a divorced man not since remarried, of the City of Evanston, County of Cook, State of Illinois, for and in consideration of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, hereby **CONVEYS AND WARRANTS** all of his interest unto CHARLES M. JAFFE, not individually but as Trustee under the provisions of the CHARLES M. JAFFE TRUST dated September 12, 2010, (hereafter referred to as "said trustee", regardless of the number of trustees of that trust, and as "said trust agreement"), whose address is 716 Clinton Place, Evanston, Illinois 60201, "**GRANTEE**," 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:



\*1736344060\*

Doc# 1736344060 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 12/29/2017 01:12 PM PG: 1 OF 4

(The Above Space For)

### SEE ATTACHED LEGAL DESCRIPTION ("EXHIBIT A")

Permanent Real Estate Index Numbers: 05-35-409-018-0000

Address of Real Estate: 716 Clinton Place, Evanston, Illinois 60201

Subject to: (1) real estate taxes for the year 2017 and subsequent years; (2) covenants, conditions and restrictions and easements apparent or of record; (3) all applicable zoning laws and ordinances.

**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.

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 said trust agreement 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 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 successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its, her, his or their predecessor in trust.

CITY OF EVANSTON  
**EXEMPTION**  
Devon Reid  
CITY CLERK

*Rick*

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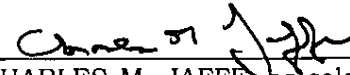
**IN WITNESS WHEREOF**, CHARLES M. JAFFE has hereunto set his hands and seal on September 18, 2017.

  
CHARLES M. JAFFE, individually

### ACCEPTANCE BY TRUSTEE

I, CHARLES M. JAFFE, as the sole Trustee of the CHARLES M. JAFFE TRUST dated September 12, 2010, accept this Illinois Deed in Trust.

Dated: September 18, 2017

  
CHARLES M. JAFFE, as sole Trustee of the CHARLES M. JAFFE TRUST dated September 12, 2010

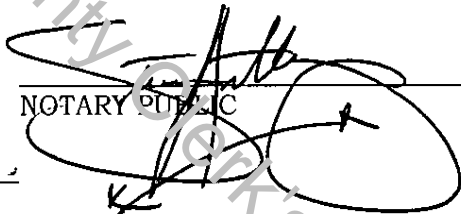
STATE OF ILLINOIS )  
                                  ) SS.  
COUNTY OF COOK    )

I, the undersigned, a notary public in and for said County and State aforesaid, DO HEREBY CERTIFY that CHARLES M. JAFFE 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 said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal on September 18, 2017.



My commission expires: 1/28/2020

  
NOTARY PUBLIC

**This deed represents a transaction exempt from the real estate transfer tax under 35 ILCS 200/31-45(e) and Section 74-106(5) of the Cook County Real Property Tax Ordinance.**

Date: September 18, 2017

  
AGENT

This instrument was prepared by: Tamar S.P. Genin, Heriaud & Genin, Ltd., 135 South LaSalle Street – Suite 2140, Chicago, Illinois 60603 (312-616-1809).

**SEND SUBSEQUENT TAX BILLS TO:**  
Charles M. Jaffe, as Trustee  
716 Clinton Place  
Evanston, Illinois 60201

**AFTER RECORDING, RETURN TO:**  
Tamar S.P. Genin  
Heriaud & Genin, Ltd.  
135 South LaSalle Street – Suite 2140  
Chicago, Illinois 60603

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## EXHIBIT "A" - LEGAL DESCRIPTION

THE EAST 1/2 OF LOT 1 IN BLOCK 3 IN SHERIDAN ROAD AND RETURN BOULEVARD SUBDIVISION OF PART OF LOTS 24 AND 25 IN GEORGE SMITH'S SUBDIVISION OF PART OF THE SOUTH SECTION OF OUILMETTE RESERVATION ALSO THAT PART OF LAND LYING SOUTH OF AND ADJOINING SAID EAST 1/2 OF LOT 1 DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF LOT 1; THENCE SOUTH 201 FEET THENCE WEST 50 FEET PARALLEL WITH THE SOUTH LINE OF SAID LOT 1 THENCE NORTH 201 FEET TO THE SOUTH LINE OF LOT 1 THENCE EAST 50 FEET ALONG THE SOUTH LINE OF LOT 1 TO PLACE OF BEGINNING IN COOK COUNTY ILLINOIS.

### ALSO KNOWN AS

LOT 1 IN OWNER'S RESUBDIVISION OF LOTS 1, 2, 3, 4, 5 AND 6 IN BLOCK 3 OF SHERIDAN ROAD AND RETURN BOULEVARD SUBDIVISION OF PART OF OUILMETTE RESERVATION TOGETHER WITH A STRIP OF LAND 201 FEET WIDE LYING SOUTH OF AND ADJOINING SAID LOTS IN TOWNSHIP 42 NORTH RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.


Property of Cook County Clerk's Office

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## STATEMENT BY GRANTOR AND GRANTEE

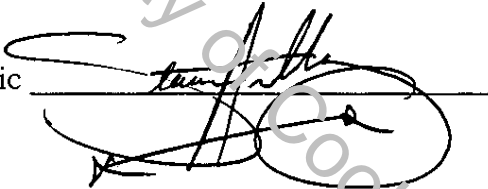
The grantor or grantor's agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real 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: September 18, 2017

  
\_\_\_\_\_  
Grantor or Grantor's Agent

Subscribed and sworn to before me  
by the said grantor or agent  
on September 18, 2017.

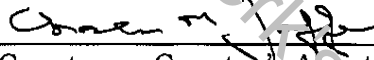
Notary Public

  
\_\_\_\_\_



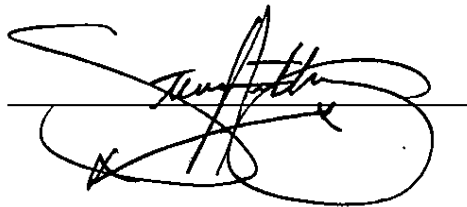
The grantee or the grantee's agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in 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: September 18, 2017

  
\_\_\_\_\_  
Grantee or Grantee's Agent

Subscribed and sworn to before me  
by the said grantee or agent  
on September 18, 2017.

Notary Public

  
\_\_\_\_\_



Note: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class A misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[to deed or ABI to be recorded in Cook County, IL if exempt under provisions of Section 4 of the Ill. Real Estate Transfer Tax Act.]