



Deed in Trust

Doc# 1814913030 Fee \$46.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/29/2018 10:57 AM PG: 1 OF 5

THIS INSTRUMENT PREPARED BY:
The Law Offices of Christopher J. Stull, P.C.
29W204 Roosevelt Road
West Chicago, IL 60185

FORWARD ALL FUTURE TAX BILLS TO:
Douglas J. Flebbe
5141 North Oak Park Ave.
Chicago, IL 60656

Above For Recorder's Use Only

This document is exempt from applicable
Transfer Tax pursuant to 35 ILCS 200/31-45(e)

Handwritten signature of Christopher J. Stull

Date: 1/25/18

The Law Offices of Christopher J. Stull, P.C.
29W204 Roosevelt Road
West Chicago, IL 60185

THIS INDENTURE WITNESSETH, THAT THE GRANTOR, DOUGLAS J. FLEBBE,
of the County of Cook and State of Illinois, for and in consideration of TEN DOLLARS
(\$10.00) and other good and valuable considerations in hand paid, Convey(s) and
Warrants unto DOUGLAS J. FLEBBE and his successors as Trustees under the
provisions of a Trust Agreement dated the 25th day of January, 2018 and known as the
DOUGLAS J. FLEBBE LIVING TRUST the following described real estate in the
County of Cook and State of Illinois, to wit:

Lot 38 in Block 10 in Walter G. McIntosh First Addition to Norwood
Heights, being a Subdivision of that Part of Section 7, Township 40
North, Range 13, East of the Third Principal Meridian, according to the
Plat thereof recorded in the Recorder's Office of Cook County, Illinois on
June 3, 1924 as Document 8448871, in Cook County, Illinois.

Permanent Index Number: 13-07-401-011-0000

Common Address of Property: 5141 North Oak Park Ave., Chicago, IL 60656

Table with 2 columns: REAL ESTATE TRANSFER TAX, 25-Apr-2018. Rows: CHICAGO: 0.00, CTA: 0.00, TOTAL: 0.00 *



Table with 2 columns: REAL ESTATE TRANSFER TAX, 29-May-2018. Rows: COUNTY: 0.00, ILLINOIS: 0.00, TOTAL: 0.00. Includes document numbers and phone numbers.



13-07-401-011-0000 | 20180401652974 | 0-796-490-016

* Total does not include any applicable penalty or interest due.

Handwritten initials Bm

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TO HAVE AND TO HOLD the real estate with the appurtenances upon the trusts 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; 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 commerce *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 the 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 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 predecessors 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 or 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.

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If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of title or duplicate thereof, or memorial, the words "in trust," or "upon condition," or "with limitations," or words of similar import, in accordance with the statute in such case made and provided.

And the said grantor(s) hereby expressly waive(s) and release(s) any and all right or 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 grantor(s) aforesaid has/have hereunto set his/her/their hand(s) and seal(s) this 25th day of January, 2018.

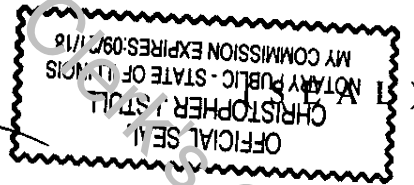
Douglas J. Flebbe (SEAL)

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 DOUGLAS J. FLEBBE personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she signed, sealed and delivered the said instrument as free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead. Given under my hand and official seal, this 25th day of January, 2018.

Commission expires:

[Signature]



SEND MAIL TO GRANTEE'S ADDRESS:
5141 North Oak Park Ave., Chicago, IL 60656

UNOFFICIAL COPY

GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another 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: 1 | 25 | 2018

SIGNATURE: *Douglas J. Flebly*
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

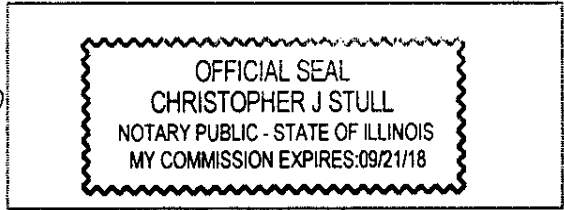
Christopher J. Stull

By the said (Name of Grantor): *Douglas J. Flebly*

On this date of: 1 | 25 | 2018

NOTARY SIGNATURE: *[Signature]*

AFFIX NOTARY STAMP BELOW



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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: 1 | 25 | 2018

SIGNATURE: *Douglas J. Flebly*
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

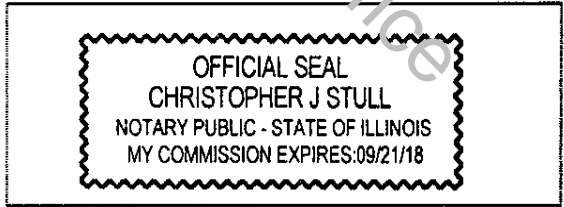
Christopher J. Stull

By the said (Name of Grantee): *Douglas J. Flebly, Trustee*

On this date of: 1 | 25 | 2018

NOTARY SIGNATURE: *[Signature]*

AFFIX NOTARY STAMP BELOW



CRIMINAL LIABILITY NOTICE

Pursuant to Section **55 ILCS 5/3-5020(b)(2)**, 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 the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)

UNOFFICIAL COPY

GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

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DATED: 1 | 25 | 20 | 18

SIGNATURE: Douglas J. Felle
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

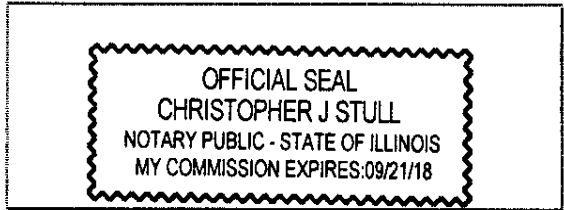
Christopher J. Stull

By the said (Name of Grantor): Douglas J. Felle

On this date of: 1 | 25 | 20 | 18

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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: 1 | 25 | 20 | 18

SIGNATURE: Douglas J. Felle
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

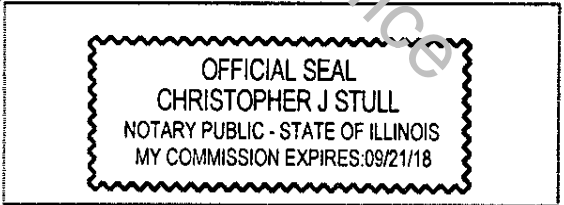
Christopher J. Stull

By the said (Name of Grantee): Douglas J. Felle, Trustee

On this date of: 1 | 25 | 20 | 18

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



CRIMINAL LIABILITY NOTICE

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