

**QUIT CLAIM
DEED IN TRUST**

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Doc# 1816247016 Fee \$46.25

RHSP FEE:\$9.00 APRF FEE: \$1.00

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 06/11/2018 09:29 AM PG: 1 OF 4

Above Space for Recorder's Use Only

THIS INDENTURE WITNESSTH, That the grantor, **JAMES GREEN, married to BARBARA GREEN**, of the County of Cook and State of Illinois for and in consideration of TEN and 00/100 DOLLARS (\$10.00) in hand paid, CONVEYS and QUIT CLAIMS unto **JAMES ELLERY GREEN** and **BARBARA GREEN** as Trustees under the provisions of a Trust Agreement known as **THE JAMES ELLERY GREEN AND BARBARA ANN GREEN LIVING TRUST DATED June 1, 2018**, the beneficial interest of said trust being held by **JAMES ELLERY GREEN** and **BARBARA ANN GREEN, husband and wife, as Tenants by the Entirety**, whose address is 10501 South 82nd Avenue, Palos Hills, IL 60465, the following described Real Estate in the County of Cook and State of Illinois, to wit:

LOT 227 IN FRANK DELUGACH WOODED HILLS, BEING A SUBDIVISION OF PART OF SOUTH ½ OF THE NORTHEAST ¼ SECTION 14, TOWNSHIP 37 NORTH, RANGE 12, EAST OF THE THRID PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS

Permanent Real Estate Index Number: 23-14-206-001-0000

Address of Real Estate: 10501 South 82nd Avenue, Palos Hills, IL 60465

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 is 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 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 commence in praesenti or 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.

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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, 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 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.

And the said grantor(s) hereby expressly waive(s) and release 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 aforesaid have hereunto set their hand and seal this 19th day of APRIL 2018.

James E Green (SEAL) Barbara A Green (SEAL)
JAMES E GREEN BARBARA A GREEN

The transfer of title and conveyance of the property described above by JAMES ELLERY GREEN and BARBARA ANN GREEN is hereby accepted by JAMES ELLERY GREEN AND BARBARA ANN GREEN, as Trustees, under the provisions of a Trust Agreement known as THE JAMES ELLERY GREEN AND BARBARA ANN GREEN TRUST DATED JUNE 1, 2018.

ACCEPTED:

James E Green (SEAL) Barbara A Green (SEAL)
JAMES E GREEN, Co-Trustee BARBARA A GREEN, Co-Trustee

This transaction is exempt pursuant to paragraph (e) of the Real Estate Transfer Act.

James E Green Date: 6/1/18
JAMES E GREEN

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State of Illinois County of Cook) SS:

I, Peggy A. White, a Notary Public in and for said County, in the State aforesaid, do hereby CERTIFY THAT **JAMES ELLERYGREEN** and **BARBARA ANN GREEN, Husband and Wife**, 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, sealed and delivered the said instrument as their 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 notarial seal, this 1st day of June, 2018.

Peggy A. White (Notary Public)



Property of Cook County Clerk's Office

Prepared By & Mail To:
Daniel Calandriello
Attorney at Law
Law Office of Daniel Calandriello LLC
9760 South Roberts Road, Suite 2
Palos Hills, Illinois 60465

Name & Address of Taxpayer:
James E Green
10501 South 82nd Avenue
Palos Hills, IL 60465

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STATEMENT BY GRANTOR AND GRANTEE

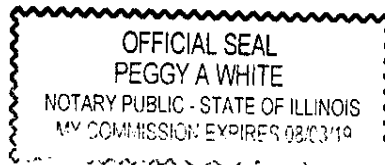
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois Corporation or foreign corporation authorized to do business or acquire and hold title to real estate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

Date: June 1, 2018

Signature: *James E. Allen*
Grantor or Agent

Subscribed and sworn to before me
this 1st day of June 2018

Notary Public *Peggy A. White*



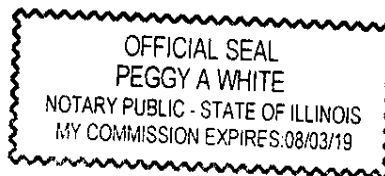
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership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

Date: June 1, 2018

Signature: *James E. Allen*
Grantee or Agent

Subscribed and sworn to before me
This 1st day of June 2018

Notary Public *Peggy A. White*



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.