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This instrument was prepared by
and, after recording, should be
mailed to:

Robert W. Kaufman, Esq.
FISCHEL | KAHN
155 N. Wacker Dr., Suite 1950
Chicago, Illinois 60606



19135170710

Doc# 1913517071 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 05/15/2019 10:57 AM PG: 1 OF 4

Above Space for Recorder's Use Only

DEED IN TRUST

THE GRANTOR, DONALD B. WARNER, a widow and not since remarried, 8523 W. Madison Drive, of the City of Niles, County of Cook, and State of Illinois, in consideration of the sum of Ten (\$10.00) Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby conveys and quitclaims to DONALD B. WARNER, as trustee, under the terms and provisions of a certain Trust Agreement dated the 11th day of April, 2019, and designated as the DONALD B. WARNER TRUST, and to any and all successors as Trustee appointed under said Trust Agreement, or who may be legally appointed, the following described real estate:

LOT 172 IN GREENWOOD ESTATES BEING A SUBDIVISION IN THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 23, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES ON AUGUST 1, 1958 AS DOCUMENT 1809899, IN COOK COUNTY, ILLINOIS.

Parcel Identification Number: 09-23-324-008-0000
Address: 8523 W. Madison Drive, Niles, IL 60714

TO HAVE AND TO HOLD said real estate and appurtenances thereto upon the trusts set forth in said Trust Agreement and for the following uses:

1. The Trustee (or Trustees, as the case may be), is invested with the following powers: (a) to manage, improve, divide or subdivide the trust property, or any part thereof, (b) To sell on any terms, grant options to purchase, contract to sell, to convey with or without consideration, to convey to a successor or successors in trust, any or all of the title and estate of the trust, and to grant to such successor or successors in trust all the powers vested in the Trustee. (c) To mortgage, encumber or otherwise transfer the trust property, or any interest herein, as security for advances or loans. (d) To dedicate parks, street, highways or alleys, and to vacate any portion of the premises. (e) To lease and enter into leases for the whole part of the premises, from time to time, but any such leasehold or renewal shall not exceed a single term of 199 years, and to renew, extend or modify any existing lease.

2. Any party dealing with the Trustee with regard to the trust property, whether by contract, sale, mortgage, lease or otherwise, shall not be required to see to the application of the purchase money, loan proceeds, rental or other consideration given, nor shall be required to see that the terms of the trust have been complied with, or to enquire into the powers and authority of the Trustee, and the execution of every contract, option, deal, mortgage or other instrument dealing with the trust property, shall be conclusive evidence in favor of every person relying upon or claiming under such conveyance or other instrument; that at the time of the execution and delivery of any of the

RW

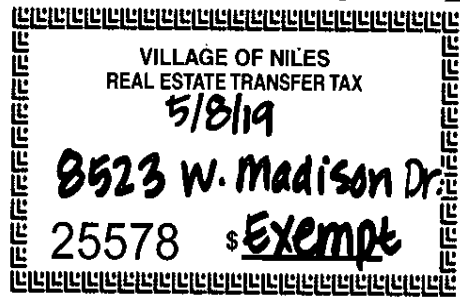
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Exempt under provisions of Paragraph (e), Section 4, Real Estate Transfer Tax Act.

Date: 4/29/19, 2019

Donald B. Warner
Buyer, Seller or Representative

Send Subsequent Tax Bills To:
Donald B. Warner, Trustee
8523 W. Madison Drive
Niles, IL 60714



REAL ESTATE TRANSFER TAX		15-May-2019
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

09-23-324 000 0000 | 20190501673311 | 1-417-885-600

Property of Cook County Clerk's Office

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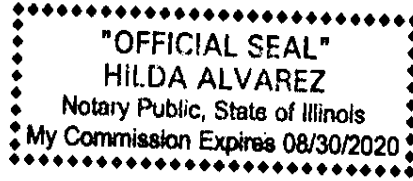
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed 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 4/29, 2019

Signature: [Handwritten Signature]
Grantor or Grantor's Agent

Subscribed and sworn to before me by the said Robert W. Kaufman this 29th day of April, 2019.



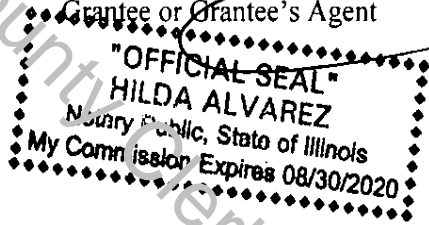
Notary Public [Handwritten Signature]

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 4/29, 2019

Signature: [Handwritten Signature]
Grantee or Grantee's Agent

Subscribed and sworn to before me by the said Robert W. Kaufman this 29th day of April, 2019.



Notary Public [Handwritten Signature]

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 31-45 of the Illinois Real Estate Transfer Tax Act.)