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DEED IN TRUST
(ILLINOIS)



Doc# 1925655099 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 09/13/2019 02:20 PM PG: 1 OF 3

Above space for Recorder's Office only

THE GRANTORS, JASON TARSNEY and RACHEL TARSNEY, HUSBAND AND WIFE of 7708 Arcadia, Morton Grove, of the County of Cook and State of Illinois 60053, for and in consideration of the sum of (\$10.00) TEN DOLLARS, and other good and valuable considerations, the receipt of which is hereby acknowledged, hereby

CONVEY AND QUIT CLAIM TO: JASON TARSNEY and RACHEL TARSNEY, as Trustees under the terms and provisions of a certain Trust Agreement dated the 22nd, day of Sept, 2018, and designated as the TARSNEY TRUST, and to any and all successors as Trustees appointed under said Trust Agreement, or who may be legally appointed, the following described real estate:

LOT 247 IN ROBBIN'S MEADOW LANE UNIT NO. 5, BEING A SUBDIVISION OF NORTH 1/2 OF THE SOUTHWEST 1/4 AND THE WEST 40 FEET OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON NOVEMBER 8, 1956, AS DOCUMENT NUMBER 1700466.

Permanent Real Estate Index Number(s): 09-13-305-014-0000, vol. 687

Address(es) of real estate: 7708 ARCADIA., Morton Grove, IL 60053

TO HAVE AND TO HOLD said real estate and appurtenances thereto upon the trusts set forth in said Trust Agreement and of 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 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 therein, as security for advances or loans. (d) To dedicate parks, streets, highways, or alleys, and to vacate any portion of the premises. (e) To lease and enter into leases for the whole or 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 aforesaid instruments, the Trust Agreement above described was in full force and effect; that said instrument executed was pursuant to and in accordance with the authority granted the Trustee, and is binding upon the beneficiary or beneficiaries under said Trust Agreement; and if said instrument is executed by a successor or successors in trust, that he or they were duly appointed and are fully invested into the title, estate, rights, powers and duties of the preceding Trustee.

3. The interest of each and every beneficiary under said Trust Agreement and hereunder, and of all person claiming under any of the beneficiaries, shall be only in the earnings, avails and proceeds arising from the sale or other disposition of the trust property and such interest is hereby declared to be personal property only, and the beneficiary or beneficiaries of the trust shall not have any title or interest therein, legal or equitable, except as stated.

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4. In the event of the inability, refusal of the Trustee herein named, to act, or upon his removal from the County is then appointed as Successor Trustee herein with like powers and authority as is vested in the Trustee named herein.

All of the covenants, conditions, powers, rights and duties vested hereby, in the respective parties, shall inure to and be binding upon their heirs, legal representatives and assigns.

If the title to any of the above real estate now is or hereafter shall be registered, the Registrar of Titles is directed not to register or note the Certificate of Title, duplicate thereof, or memorial, the words, "in trust" or "upon condition", or "with limitation" or words of similar import, in compliance with the statute of the State of Illinois in such case made and provided.

The Grantor s hereby waive and release any and all right and benefit under and by virtue of the Statutes of the State of Illinois providing for the exemption of homestead from sale or execution or otherwise.

EXEMPT UNDER PROVISIONS OF PARAGRAPH (e), 35 ILSC 200/31-45, ILLINOIS REAL ESTATE TRANSFER ACT.

DATE: Sept 20, 2018 BY: [Signature]
Grantor

THE TRANSFER OF TITLE AND CONVEYANCE HEREIN IS HEREBY ACCEPTED BY JASON TARSNEY, TRUSTEE OF THE TARSNEY TRUST, DATED Sept 20, 2018.

[Signature] Trustee [Signature] Trustee

DATED this 20 day of Sept, 2018.

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)
[Signature] (SEAL) JASON TARSNEY
[Signature] (SEAL) RACHEL TARSNEY

EXEMPT-PURSUANT TO SECTION 1-11-5
VILLAGE OF MORTON GROVE REAL ESTATE TRANSFER STAMP
EXEMPTION NO 10131 DATE 9-16-19
ADDRESS 7708 Arcadia
(VOID IF DIFFERENT FROM DEED)
BY J Sheehan

State of Illinois, ss.
County of Cook

I, the undersigned, a Notary Public in and for said County, in the State of aforesaid, DO HEREBY CERTIFY that JASON TARSNEY and RACHEL TARSNEY, personally known to me to be the same persons whose name 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, as Grantors and Trustees, for the uses and purposes therein set forth, including the release and waiver of the right of homestead, and acceptance as Trustees.

Given under my hand and official seal, this 20 day of SEPT, 2018.



[Signature]
NOTARY PUBLIC

This instrument was prepared by: Henry E. Szachowicz, 2222 Chestnut Ave., #305, Glenview, IL 60026

MAIL TO:
JASON TARSNEY & RACHEL TARSNEY
7708 ARCADIA
Morton Grove, IL 60053

SEND SUBSEQUENT TAX BILLS TO:
JASON TARSNEY & RACHEL TARSNEY
7708 ARCADIA
Morton Grove, IL 60053

REAL ESTATE TRANSFER TAX
COUNTY: ILLINOIS
TOTAL: 0.00
09-13-305-014-0000 | 20190901689502 | 0-480-897-632
13-Sep-2019

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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: 09 13 2019

SIGNATURE: [Signature]
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:

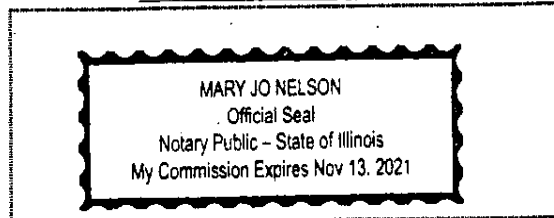
Mary Jo Nelson

By the said (Name of Grantor): Jason Tarsney

On this date of: 09 13 2019

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: 09 13 2019

SIGNATURE: Tarsney Trust 09/20/2018
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:

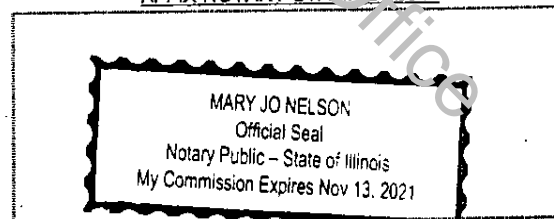
Mary Jo Nelson

By the said (Name of Grantee): Jason Tarsney

On this date of: 09 13 2019

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)**