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Deed In Trust

ILLINOIS

Doc# 1926955045 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 09/26/2019 09:40 AM PG: 1 OF 5

Above Space for Recorder's Use Only

THE GRANTORS GARY J. VIERCK and DANA G. VIERCK of the City of Elgin, County of Cook and State of Illinois, for and in consideration of the sum of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY AND WARRANT unto Grantees GARY J. VIERCK and DANA G. VIERCK as Trustees of the ILLINI LEGACY TRUST of Elgin, Illinois, as Trustee under the provisions of a trust agreement (hereinafter referred to as 'said trustee,' regardless of the number of trustees,) and unto all and every successor or successors in trust under said trust agreement, the following described real estate in the County of and State of Illinois, to Wit: *(see legal description rider attached as page 3 hereto).*

SUBJECT TO: General taxes for 2018 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 06-07-203-013-0000

Address(es) of Real Estate: 1040 Hampshire Lane, Elgin, Illinois 60120

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 are hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof: to dedicate parks, street, highways, or alleys; to vacate any subdivision or part thereof, and to resubdivide 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 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.



REAL ESTATE TRANSFER TAX

26-Sep-2019



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

06-07-203-013-0000

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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, 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 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 earning 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 earning, avails and proceeds thereof as aforesaid.

In WITNESS WHEREOF, the GRANTORS aforesaid have hereunto set their hands and seal on the date stated herein.

The date of this deed of conveyance is June 12, 2019

Sam J. Vreck

 (SEAL)

Wanda J. Vreck

 (SEAL)

Daniel F. Gehr

 WITNESS

Mary Beth Maxwell

 WITNESS

State of Illinois, County of ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that as of 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.



Given under my hand and official seal.

(My Commission Expires 11/21/20)

Earl E Allen

 Notary Public

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LEGAL DESCRIPTION

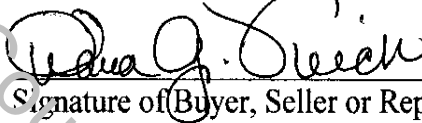
For the premises commonly known as: 1040 Hampshire Lane, Elgin, Illinois 60120

Legal Description: LOT 100 IN COBBLER'S CROSSING UNIT 1, BEING A SUBDIVISION OF PART OF SECTION 7, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 20, 1988 AS DOCUMENT NO. 88586739, IN COOK COUNTY, ILLINOIS

Exempt under 35 ILCS 200/31-45 paragraph e

Section 4, Real Estate Transfer Act

Date: June 12, 2019



Signature of Buyer, Seller or Representative

This instrument was prepared by
SANDRA M. MOON, ESQ.
P.O. BOX 8651
GURNEE, IL 60031

Send subsequent tax bills to:
GARY J. & DANA G. VIERCK
1040 HAMPSHIRE LANE
ELGIN, IL 60120

Recorder-mail recorded document to:
GARY J. & DANA G. VIERCK
1040 HAMPSHIRE LANE
ELGIN, IL 60120

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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: 6 | 12 | 2019

SIGNATURE: *Dana G. Vierck*
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:

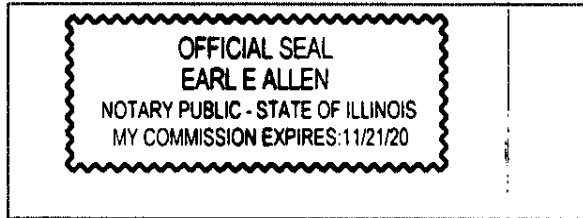
EARL E ALLEN

By the said (Name of Grantor): Dana G. Vierck

AFFIX NOTARY STAMP BELOW

On this date of: 6 | 12 | 2019

NOTARY SIGNATURE: Earl E Allen



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: 6 | 12 | 2019

SIGNATURE: *Dana G. Vierck*
GRANTEE or AGENT

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

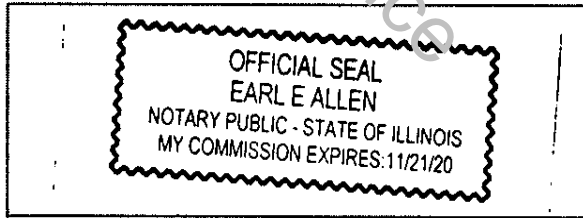
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): Dana G. Vierck

AFFIX NOTARY STAMP BELOW

On this date of: 6 | 12 | 2019

NOTARY SIGNATURE: Earl E Allen



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)**)

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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)

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DATED: 6 | 12 | 2019

SIGNATURE: *Gary J. Vierck*
GRANTOR or AGENT

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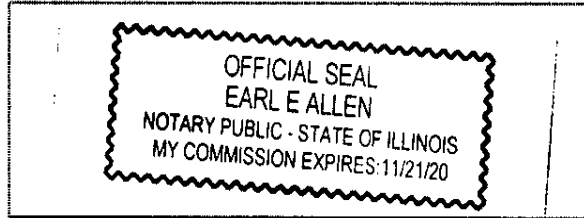
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): GARY J. VIERCK

On this date of: 6 | 12 | 2019

NOTARY SIGNATURE: Earl E Allen

AFFIX NOTARY STAMP BELOW



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DATED: 6 | 12 | 2019

SIGNATURE: *Gary J. Vierck*
GRANTEE or AGENT

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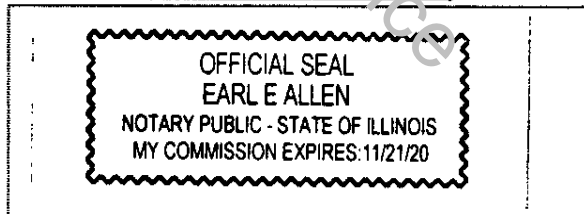
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): GARY J. VIERCK

On this date of: 6 | 12 | 2019

NOTARY SIGNATURE: Earl E Allen

AFFIX NOTARY STAMP BELOW



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