

SEND TAX BILLS TO:

CLAIRE P. MOHLER
9122 W. 140TH STREET
UNIT 1SW
ORLAND PARK, IL 60462

UNOFFICIAL COPY



Doc# 1932408277 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 11/20/2019 11:16 AM PG: 1 OF 3

DEED IN TRUST

THIS INDENTURE WITNESSETH that the Grantor, Claire P. Mohler, a single person, 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. Conveys and warrants unto Claire P. Mohler residing at 9122 W 140th Street, Orland Park, Illinois 60462, as Trustee under the provisions of the Claire P. Mohler Trust Agreement dated the 19th day of November, 2019 the following described real estate in the County of Cook and State of Illinois, to wit:

UNIT 103 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN CONCORD III CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 25214579, IN THE SOUTHEAST ¼ OF SECTION 3, TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, COOK COUNTY, ILLINOIS.

PROPERTY INDEX NUMBER: 27-03-400-030-1003, VOL. 140

ADDRESS: 9122 WEST 140TH ST., UNIT 1SW, ORLAND PARK, ILLINOIS 60462

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein 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 resubdivide said property as often as desired, to contract to sell, to sell on any terms, to convey either with or without consideration, to donate, to dedicate, to mortgage, pledge or otherwise encumber; to lease said property, or any part thereof, from time to time, by leases to commence in present or in future, and upon any terms and for any period or periods of time not exceeding 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 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 said premises 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, to whom said premises, or any part thereof, shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, and in no case shall any party dealing with said trustee in relation to said premises, be obliged to see 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 privileged or obliged to inquire into any of the terms of said Trust Agreement.

The interest of each and every beneficiary hereunder and of all persons claiming under them, is hereby declared to be personal property and to be in the earnings, avails and proceeds arising from the disposition of the premises; the intention hereof being to vest in said Trustee the

UNOFFICIAL COPY

entire legal and equitable title in fee, in and to all the premises above described.

And the said grantor hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statues of the State of Illinois providing for the exemption of homesteads from sale on execution or otherwise.

IN WITNESS WHEREOF, the grantor aforesaid has hereunto set hand and seal this 19th day of November, 2019.

Claire P. Mohler

CLAIRE P. MOHLER

Property of Cook County Clerk's Office

I, the undersigned, a Notary Public in and for said County in the State aforesaid, **DO HEREBY CERTIFY**, that Claire P. Mohler, personally known to me to be the same person 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 a 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 19th day of November, 2019.



Richard P. Singler
NOTARY PUBLIC

EXEMPT UNDER PROVISIONS OF PARAGRAPH E, SECTION 4,
REAL ESTATE TRANSFER TAX

11/19/2019
DATE

Claire P. Mohler
SELLER OR REPRESENTATIVE

PREPARED BY:
RICHARD P. SINGLER
ATTORNEY AT LAW
7270 W. COLLEGE DRIVE
PALOS HEIGHTS, IL 60463

MAIL TO:
RICHARD P. SINGLER
ATTORNEY AT LAW
7270 W. COLLEGE DRIVE
PALOS HEIGHTS, IL 60463

REAL ESTATE TRANSFER TAX		20-Nov-2019
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
27-03-400-030-1003		20191101648554 1-189-759-328

UNOFFICIAL COPY

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 11/19, 2019

Signature: Clare P. Mohler
Grantor or Agent

Subscribed and sworn to before me
By the said Clare P. Mohler
This 19, day of November, 2019
Notary Public _____



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 title to real estate under the laws of the State of Illinois.

Date 11/19, 2019

Signature: Clare P. Mohler
Grantee or Agent

Subscribed and sworn to before me
By the said Clare P. Mohler
This 19, day of November, 2019
Notary Public _____



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 4 of the Illinois Real Estate Transfer Tax Act.)