# UNOFFICIAL COPY

#### ILLINOIS DEED IN TRUST

THE GRANTOR, SAMUEL P. BOWEN, a widower, of the Village of Oak Park, County of Cook, State of Illinois, for and in consideration of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, hereby CONVEYS AND WARRANTS unto SAMUEL P.

DOC# 1932944198 Fee \$88.00

RHSP FEE:s9.00 RPRF FEE: \$1.00

EDWARD H. HOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 11/25/2019 03:35 PM PG: 1 OF 3

Steven E. Drazner, CFO Village of Oak Park

(The Above Space For Recorder's Use Only)

BOWEN, not individually but as Trustee under the provisions of the SAMUEL P. BOWEN 2006 REVOCABLE TRUST dated January 27, 2006 (hereafter referred to as "said trustee", regardless of the number of trustees of that trust, and as "said trust agreement"), whose address is 150 LeMoyne Parkway, Oak Park, Illinois 60302, "GRANTEE," and unto all and every successor or successors in trust under said trust agreement, all Cook and State of Illinois, to wit:

LOT 21, IN BLOCK 4 IN FAIR CAKS TERRACE, BEING A SUBDIVISION OF THE EAST 50 ACRES OF THE NORTH 75 ACRES OF THE NORTH WEST ¼ OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 16-05-103-025-0000

Address of Real Estate: 150 LeMoyne Parkway, Oak Park, Illinois 60302

Subject to: (1) real estate taxes for the year 2018 and subsequent years; (2) covenants, conditions and restrictions and easements apparent or of record; (3) all applicable zoning laws and ordinances.

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.

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 said trust agreement 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 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 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 **EXEMPTION APPROVED** 

P 3 S \_ W = SC \( \frac{1}{2} \) E \_ INTO

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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, her or their predecessor in trust.

**IN WITNESS WHEREOF**, SAMUEL P. BOWEN has hereunto set his hand and seal on September 5, 2019.

SAMUEL P. BOWEN

STATE OF ILLINOIS

SS.

COUNTY OF COOK

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that SAMUEL P. BOWEN, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal or September 5, 2019.

OFFICIAL SEAL NEAL HERIAUD Notary Public - State of Illinois My Commission Expires 1/05/2021

NOTARY PUPLIC

My commission expires:

1-5-2021

This deed represents a transaction exempt from the real estate transfer tax under 35 ILCS 200/31-45(e) and Cook County Ord. 93-0-27 par. 4.

Date: September 5, 2019

ACENT

This instrument was prepared by: Nancy Bruggeman, Heriaud, Genin & Bruggeman, Ltd., 135 South LaSalle Street - Suite 2140, Chicago, Illinois 60603 (312-616-1809).

#### SEND SUBSEQUENT TAX BILLS TO:

Samuel P. Bowen, Trustee 150 LeMoyne Parkway Oak Park, Illinois 60302

REAL ESTATE TRANSFER TAX			25-Nov-2019
	(Spr)	COUNTY:	0.00
		ILLINOIS:	0.00
		TOTAL:	0.00
16-05-103-025-0000		20190901603009	0-834-672-992

AFTER RECORDING, RETURN TO:

Nancy Bruggeman Heriaud, Genin & Bruggeman, Ltd. 135 South LaSalle Street Suite 2140

Chicago, Illinois 60603N APPROVED

Steven E. Drazner, CFO Village of Oak Park

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#### STATEMENT BY GRANTOR AND GRANTEE

The grantor or grantor's 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: September 5, 2019

Frantor or Grantor's Agent

Subscribed and sworn to before me by the said grantors or agent on September 5, 2019.

Notary Public

OFFICIAL SEAL
NEAL HERIAUD
Notary Public - State of Illinois
My Commission Expires 1/05/2021

The grantee or the grantee's 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.

Dated: September 5, 2019

Grantee or Grantee's Agent

Subscribed and sworn to before me by the said grantee or agent on September 5, 2019.

Notary Public

OFFICIAL SEAL
NEAL HERIAUD
Notary Public - State of Illinois
My Commission Expires 1/05/2021

Note:

Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class A misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[to deed or ABI to be recorded in Cook County, IL if exempt under provisions of Section 4 of the III. Real Estate Transfer Tax Act.]

EXEMPTION APPROVED

Steven E. Drazner, CFO
Village of Oak Park