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DEED IN TRUST



Doc# 2015647108 Fee \$93.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 06/04/2020 12:47 PM PG: 1 OF 4

PREPARED BY/MAIL TO:

Michael G. May
Law Office of Michael G. May
1200 W. Sierra Lane, Suite B
Mequon, WI 53092

NAME AND ADDRESS OF TAXPAYER:

John T. Dolby II & Traci P. Dolby
1140 Chatfield Road
Winnetka, IL 60093

The Grantor, JOHN T. DOLBY II AND TRACI PICCOLO DOLBY, husband and wife, not as joint tenants or as tenants in common but as tenants by the entirety, for and in consideration of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration: **CONVEYS AND WARRANTS** to the Grantee, JOHN T. DOLBY II, as Trustee of the John T. Dolby II Revocable Trust, and TRACI P. DOLBY, as Trustee of the Traci P. Dolby Revocable Trust, the beneficial interest of said trusts being held by John T. Dolby II and Traci Piccolo Dolby, husband and wife, as tenants by the entirety, the following described real estate situated in the County of Cook, State of Illinois, to wit:



LOT 13 IN BLOCK 8 IN COUNTY CLERKS DIVISION OF THE SOUTH WEST 1/4 OF SECTION 17, TOWNSHIP 42 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Public and utility easements which do not underlie the existing improvements, and roads and highways, if any; covenants, conditions and restrictions of record, provided they are not violated by the existing improvements or the present use thereof and provided further that they do not contain a reverter or right of re-entry; zoning and building laws, building lines, use and occupancy restrictions, provided they are not violated by existing improvements of the present use thereof; drainage tiles, ditches, feeders and laterals, if any; general real estate taxes not yet due.

Address of Real Estate: 1140 Chatfield Road, Winnetka, IL 60093
PIN: 05-17-300-040

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 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 grant options to purchase, to

REAL ESTATE TRANSFER TAX		04-Jun-2020
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
05-17-300-040-0000		20200301641702 0-557-974-240

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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 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.

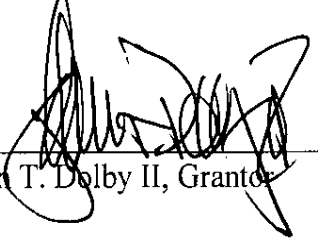
In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obligated to see to the application of any purchase money, rent, money borrowed or advanced 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 duly 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 earnings, 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 earnings, avails and proceeds thereof as aforesaid.

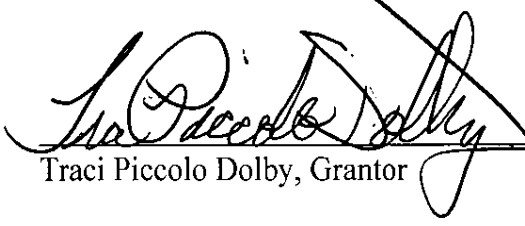
And the said Grantor hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

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Dated this 3/4/2020.



John T. Dolby II, Grantor



Traci Piccolo Dolby, Grantor

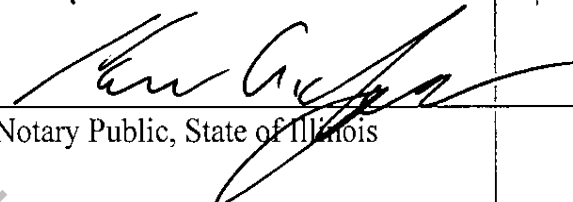
STATE OF ILLINOIS)
) ss.
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that **John T. Dolby II and Traci Piccolo Dolby**, 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 notarial seal, this March 4, 2020.

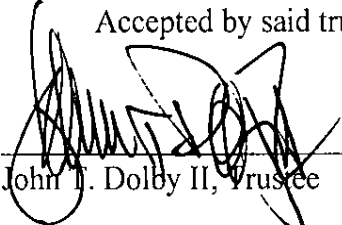
(SEAL)





Notary Public, State of Illinois

Accepted by said trustee for recording this Deed in Trust.



John T. Dolby II, Trustee



Traci P. Dolby, Trustee

Exempt under Provisions of Paragraph E
Section 31-45, Property Tax Code

Michael S. May

Buyer/Seller/Representative

3-17-20

Date

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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: 3 23 | 2020

SIGNATURE: Michael G. May
GRANTOR or AGENT *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:

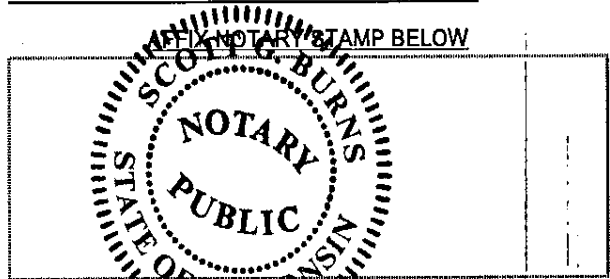
SCOTT G. BURNS

By the said (Name of Grantor): Michael G. May, Agent

On this date of: 03 | 23 | 2020

NOTARY SIGNATURE: [Signature]

Commission is permanent.



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: 3 | 23 | 2020

SIGNATURE: Michael G. May
GRANTEE or AGENT *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:

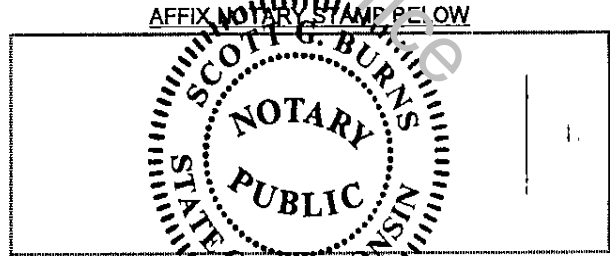
SCOTT G. BURNS

By the said (Name of Grantee): Michael G. May, Agent

On this date of: 03 | 23 | 2020

NOTARY SIGNATURE: [Signature]

Commission is permanent.



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)**)