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# UNOFFICIAL COPY

## DEED IN TRUST



Doc# 2122322018 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 08/11/2021 11:23 AM PG: 1 OF 5

MAIL TAX  
BILL TO: LAWRENCE L. DEMZIEN  
291 EDGEWARE ROAD  
ELK GROVE VILLAGE, IL 60007

The Grantor, LAWRENCE L. DEMZIEN, a widowed man and not since remarried for and in consideration of TEN DOLLARS and other good and valuable consideration in hand paid, Convey(s) unto Lawrence L. Demzien, Trustee of the LAWRENCE DEMZIEN LIVING TRUST dated July 29, 2021 and any amendments thereto all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

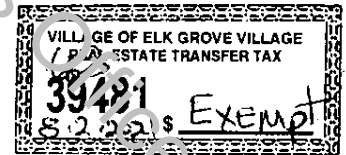
SEE "EXHIBIT A" ATTACHED HERETO

SEE "EXHIBIT B" ATTACHED HERETO

Hereby releasing and waiving any and all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD the said premises with the appurtenances on the trust and for the uses and purposes set forth in said trust.

EXEMPT UNDER PROVISIONS OF SECTION 31-45(e) OF THE REAL ESTATE TRANSFER TAX LAW, 35 ILCS 200/31-45(e). *Jeanne B. Buehler (7/29/2021)*

Grantees Address: 291 Edgeware Road, Elk Grove Village, IL 60007  
Permanent Index Number(s): 08-28-105-003-0000  
Property Address: 291 Edgeware Road, Elk Grove Village, IL 60007



Dated this 29<sup>th</sup> day of July, 2021

Lawrence L. Demzien

### REAL ESTATE TRANSFER TAX

10-Aug-2021



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

08-28-105-003-0000

| 20210801634730 | 2-063-705-872


**SCRIVENER HAS NOT EXAMINED TITLE**, relying upon legal descriptions provided by the Grantor, Accordingly, Scrivener disclaims responsibility or liability which may result from failure of the Grantor to hold such title in the manner represented.

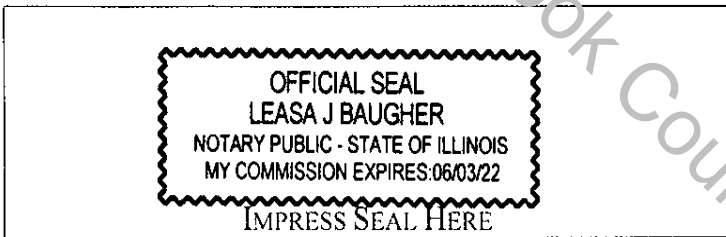
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STATE OF ILLINOIS            )  
  ) SS  
COUNTY OF DUPAGE         )

I, LEASA J. BAUGHER, A Notary Public, does hereby certify that Lawrence L. Demzien is personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the instrument as his/her/ their free and voluntary act, for the uses and purposed therein set forth, including the release and waiver of rights of homestead.

Given under my hand and seal this 29<sup>th</sup> of July, 2021.

  
\_\_\_\_\_  
Leasa J. Baugher, Notary Public



PREPARED BY: LEASA J. BAUGHER  
LAW OFFICES OF LEASA J. BAUGHER, LTD.  
725 E. IRVING PARK ROAD  
SUITE B  
ROSELLE, IL 60172

Property of Cook County Clerk's Office

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## EXHIBIT A LEGAL DESCRIPTION

Lot 934 in Elk Grove Village Section 2, being a Subdivision in the West Half (1/2) of Section 28, Township 41 North, Range 11, East of the Third Principal Meridian, according to Plat thereof registered in the Office of the Registrar of Titles of Cook County, Illinois, on May 1, 1958, as Document Number 1793822.

Permanent Index Number(s): 08-28-105-003-0000

Property Address: 291 Edgeware Road, Elk Grove Village, IL 60007

COOK COUNTY CLERK  
RECORDING DIVISION  
118 N. CLARK ST. ROOM 120  
CHICAGO, IL 60602-1387

COOK COUNTY CLERK OFFICE  
RECORDING DIVISION  
118 N. CLARK ST. ROOM 120  
CHICAGO, IL 60602-1387

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## EXHIBIT B

This deed is made to said Trustee, who shall have authority to make deeds; leases; leases of coal, oil, gas, and other minerals; easements; and other conveyances of said property without further showing of authority than this deed. All grantees of the Trustee are lawfully entitled to rely on this power to convey without further inquiry into the power of the Trustee unless the grantee has actual knowledge that the conveyance is a violation of the trust.

In no case shall any party dealing with said Trustee or successor Trustee or Trustees in relation to said premises be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity of 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, 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 on or claiming under any such conveyance, lease, or other instrument (a) that at the time of the delivery thereof the 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 on all beneficiaries thereunder; (c) that said Trustee was duly authorized and empowered to execute and deliver every such 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 has or have been properly appointed and is or are fully vested with all the title, estate, rights, powers, authorities, duties, and obligations of its, his, her, or their predecessor in trust.

County Clerk's Office

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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: 7 | 29 | 2021

SIGNATURE: *Lawrence L. Demzien*  
GRANTOR or AGENT

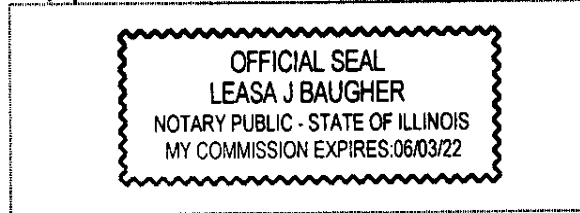
### GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public: LEASA J. BAUGHER

By the said (Name of Grantor): Lawrence L. Demzien AFFIX NOTARY STAMP BELOW

On this date of: 7 | 29 | 2021

NOTARY SIGNATURE: *Leasa J. Baugher*



### 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: 7 | 29 | 2021

SIGNATURE: *Lawrence L. Demzien*  
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: LEASA J. BAUGHER

By the said (Name of Grantee): Lawrence L. Demzien AFFIX NOTARY STAMP BELOW

On this date of: 7 | 29 | 2021 Trustee

NOTARY SIGNATURE: *Leasa J. Baugher*



**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)