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2130115023D

DEED IN TRUST
Individual
STATUTORY (ILLINOIS)

Doc# 2130115023 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/28/2021 01:15 PM PG: 1 OF 4

THE GRANTOR, **BRENDA K. ROGERS**, married to **ADOLPH ROGERS**, of 1765 E. 55th Street, Unit F3, Chicago, Illinois, 60615, County of

Cook, State of Illinois, for the consideration of **TEN (\$10.00) DOLLARS**, and other good and valuable consideration in hand paid, **CONVEYS** and **QUIT CLAIMS** to **ADOLPH ROGERS AND BRENDA KAY ROGERS AS CO-TRUSTEES OF THE ROGERS FAMILY TRUST AGREEMENT DATED JULY 27, 2021**, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 40 IN BLOCK 20 IN FRANK WELLS AND COMPANY'S BOULEVARD SUBDIVISION OF THE NORTHWEST 1/4 OF SECTION 23, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Address: 1229 South Harding, Chicago, Illinois 60623

Permanent Index Number No: 16-23-101-015-0000

THIS IS NOT HOMESTEAD PROPERTY

hereby releasing and waiving 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 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, high ways 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 sell on any terms, to convey 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 revision 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 changes 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

EXEMPT under provisions of Paragraph e, Section 4
Real Estate Transfer Tax Act

Agent

Date

[Signature]
7-21-2021


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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, or money borrowed or advanced on said premises, or be obligated to see that the terms of this trust have been complied with, or be obligated to inquire into the necessity or expediency of any act of said trustee, or be obligated 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 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 earnings, avails and proceeds arising from the sale of other dispositions 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.

DATED this 27th day of July, 2021.


Brenda K. Rogers

REAL ESTATE TRANSFER TAX		28-Oct-2021
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
16-23-101-015-0000 20210901684624 0-178-705-552		

REAL ESTATE TRANSFER TAX		28-Oct-2021
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
16-23-101-015-0000 20210901684624 1-732-039-824		

* Total does not include any applicable penalty or interest due.

State of Illinois, County of Cook SS. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT **BRENDA K. ROGERS**, is 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and

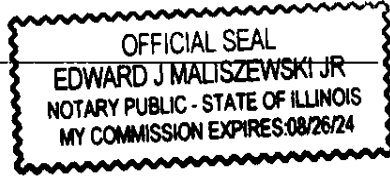
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purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 27TH day of July, 2021.

Edward J Maliszewski Jr
Notary Public

My Commission expires



This instrument was prepared by:

Edward J. Maliszewski, Jr., Esq.
LAW OFFICE OF EDWARD J. MALISZEWSKI, JR., ESQ.
A PROFESSIONAL CORPORATION
946 S. Oak Park Avenue
Oak Park, Illinois 60304
(708) 383-6626

Mail to:

Edward J. Maliszewski, Jr., Esq.
Law Office of Edward J. Maliszewski, Jr.
946 South Oak Park Avenue
Oak Park, Illinois 60304

Send subsequent tax bills to:

Adolph Rogers
Brenda K. Rogers
1765 E. 55th Street, Unit F3
Chicago, Illinois 60615

RECORDER'S OFFICE BOX NO. _____

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STATEMENT OF GRANTOR/GRANTEE

The grantor or his/her agent affirms that, to the best of his/her 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.

Date: **July 27, 2021**



Grantor or Agent

Subscribed and sworn to before me this 27 day of JULY, 2021.



Notary Public



The grantee or his/her agent affirms that, to the best of his/her 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.

Date: **July 27, 2021**



Grantee or Agent

Subscribed and sworn to before me this 27th day of JULY, 2021.



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 AB) to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.