

# UNOFFICIAL COPY

## DEED IN TRUST (ILLINOIS)

Doc#: 2213817146 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 05/18/2022 02:06 PM Pg: 1 of 4

Dec ID 20220501610944

Above Space for Recorder's Use Only

**THE GRANTORS, TOM P. JAGUSCH and CAROL I. JAGUSCH, his wife, of the Village of Norridge, Cook County, Illinois in consideration of Ten (\$10.00) Dollars, and other good and valuable consideration in hand paid, Conveys and Quit Claims unto CAROL I. JAGUSCH as trustee of the CAROL JAGUSCH REVOCABLE TRUST DATED May 8, 2022 (hereinafter referred to as "said trustee") of 4808 North Overhill in Norridge, Illinois 60706 and unto all and every successor or successors, in trust under said trust agreement, the following described real estate in the County of Cook, State of Illinois, to wit:**

LOT 38 IN BRINKMAN'S LAWRENCE AVENUE HIGHLANDS SUBDIVISION IN THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 17, 1955 AS DOCUMENT 16392968 IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 12-12-325-950-0000

Address of Real Estate: 4808 North Overhill  
Norridge, Illinois 60706

<b>NORRIDGE TRANSFER-PASSED</b>	
Cert. #	2022TS-0519
Issued By:	KT Date: 5/16/22

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 are hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof: to dedicate parks, streets, highways or all ways; to vacate any subdivision or part thereof, and to re-subdivide said property as often as desired; to contract to sell; to grant options to purchase; to 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 in 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

# UNOFFICIAL COPY

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 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 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 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 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.

IN WITNESS WHEREOF: The Grantor aforesaid has hereunto set her hand and seal this 9<sup>th</sup> day of May, 2022.

Tom P. Jagusch by Carol I. Jagusch (Seal) Jagusch  
 TOM P. JAGUSCH by CAROL I. JAGUSCH, as  
 agent pursuant to an Illinois Statutory Power of Attorney

Carol I. Jagusch  
 CAROL I. JAGUSCH

# UNOFFICIAL COPY

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 CAROL L. JAGUSCH, individually and a Agent for TOM P. JAGUSCH, 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 purposes therein set forth, including the release and waiver of the right of homestead.

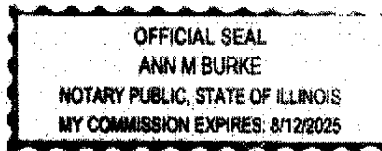
Given under my hand and official seal, this 9 day of May, 2022.

  
NOTARY PUBLIC

Exempt under Provisions of Paragraph 6, Section 31-45,  
Real Estate Transfer Act. Dated: 5/9/2022



Signature of Grantor or Representative



This instrument was prepared by:

John G. Wolf, Attorney at Law  
124 Clinton Street  
Park Ridge, Illinois 60068

**MAIL TO:**

John G. Wolf  
Attorney at Law  
124 Clinton Street  
Park Ridge, Illinois 60068

**SEND SUBSEQUENT TAX BILLS TO:**

CHARLES F. SCHULTZ, III, Trustee  
128 North Merrill  
Park Ridge, Illinois 60068

# UNOFFICIAL COPY



The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed 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.

MAY 9, 2022  
Dated  
[Signature]  
Signature Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID JOHN G. WOLF, AGENT THIS  
9<sup>TH</sup> DAY OF MAY, 2022

[Signature]  
Notary Public

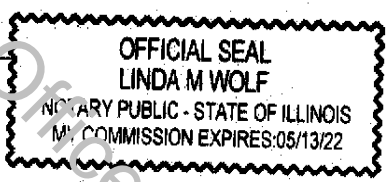


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 and hold title to real estate under the laws of the State of Illinois.

MAY 9, 2022  
Dated  
[Signature]  
Signature Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID JOHN G. WOLF, AGENT THIS  
9<sup>TH</sup> DAY OF MAY, 2022

[Signature]  
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.]