

# UNOFFICIAL COPY



## DEED IN TRUST

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

Doc# 2230457007 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/31/2022 11:37 AM PG: 1 OF 4

### THE GRANTOR(S) (NAME AND ADDRESS)

Robert F. Rega and Linda K. Rega,  
husband and wife, of 815  
Leicester Rd., unit 308,  
Elk Grove Village,

(The Above Space For Recorder's Use Only)

of the \_\_\_\_\_ County of Cook, and State of Illinois, in consideration of the sum of TEN and 00/100 Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby conveys and quit claims to Robert F. Rega and Linda K. Rega as Trustees, under the terms and provisions of a certain Trust Agreement dated the twelfth day of January, 2016, and designated as The Robert F. Rega and Linda K.\*, and to any and all successors as Trustee appointed under said Trust Agreement, or who may be legally appointed, the following described real estate: (See reverse side for legal description.) \*Rega Declaration of Trust.

Permanent Index Number (PIN): 08-32-101-033-1048

Address(es) of Real Estate: 815 Leicester Rd., unit 308, Elk Grove Village, Illinois 60007

TO HAVE AND TO HOLD said real estate and appurtenances thereto upon the trusts set forth in said Trust Agreement and for the following uses:

1. The Trustee (or Trustees, as the case may be), is invested with the following powers: (a) to manage, improve, divide or subdivide the trust property, or any part thereof, (b) To sell on any terms, grant options to purchase, contract to sell, to convey with or without consideration, to convey to a successor or successors in trust, any or all of the title and estate of the trust, and to grant to such successor or successors in trust all the powers vested in the Trustee. (c) To mortgage, encumber or otherwise transfer the trust property, or any interest therein, as security for advances or loans. (d) To dedicate parks, street, highways or alleys, and to vacate any portion of the premises (e) To lease and enter into leases for the whole or part of the premises, from time to time, but any such leasehold or renewal shall not exceed a single term of 199 years, and to renew, extend or modify any existing lease.

2. Any party dealing with the Trustee with regard to the trust property, whether by contract, sale, mortgage, lease or otherwise, shall not be required to see to the application of the purchase money, loan proceeds, rental or other consideration given, nor shall be required to see that the terms of the trust have been complied with, or to enquire into the powers and authority of the Trustee, and the execution of every contract, option, deal, mortgage or other instrument dealing with the trust property, shall be conclusive evidence in favor of every person relying upon or claiming under such conveyance or other instrument; that at the time of the execution and delivery of any of the aforesaid instruments, the Trust Agreement above described was in full force and effect; that said instrument so executed was pursuant to and in accordance with the authority granted the Trustee, and is binding upon the beneficiary or beneficiaries under said Trust Agreement; and if said instrument is executed by a successor or successors in trust, that he or they were duly appointed and are fully invested with the title, estate, rights, powers and duties of the preceding Trustee.

3. The interest of each and every beneficiary under said Trust Agreement and hereunder, and of all persons claiming under any of the beneficiaries, shall be only in the earnings, avails and proceeds arising from the sale or other disposition of the trust property, and such interest is hereby declared to be personal property only, and the beneficiary or beneficiaries of the trust shall not have any title or interest therein, legal or equitable, except as stated.

# UNOFFICIAL COPY

4. In the event of the inability, refusal of the Trustee herein named, to act, or upon his removal from the County is then appointed as Successor Trustee herein with like powers and authority as is vested in the Trustee named herein.

All of the covenants, conditions, powers, rights and duties vested hereby, in the respective parties, shall inure to and be binding upon their heirs, legal representatives and assigns.

If the title to any of the above real estate now is or hereafter shall be registered, the Registrar of Titles is directed not to register or note in the Certificate of Title, duplicate thereof, or memorial, the words "in trust" or "upon condition", or "with limitation", or words of similar import, in compliance with the statute of the State of Illinois in such case made and provided.

The Grantors hereby waive and release any and all right and benefit under and by virtue of the Statutes of the State of Illinois providing for the exemption of homestead from sale or execution or otherwise.

DATED this 3RD day of AUGUST 2022

Robert F. Rega

Robert F. Rega

(SEAL)

Linda K. Rega

Linda K. Rega

(SEAL)

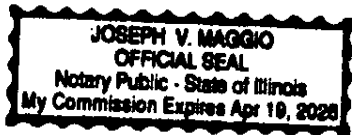
PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)

(SEAL)

(SEAL)

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



Robert F. Rega and Linda K. Rega personally known to me to be the same persons whose names 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, including the release and waiver of the right of homestead.

IMPRESS SEAL HERE

Given under my hand and official seal, this 3RD day of AUGUST 2022

Commission expires April 19, 2026

Joseph V. Maggio

NOTARY PUBLIC

This instrument was prepared by Joseph V. Maggio, Esq., 1218 W Northwest Hwy, Palatine, IL 60067  
(NAME AND ADDRESS)

## Legal Description

ATTACHED AS EXHIBIT "A"



### REAL ESTATE TRANSFER TAX

31-Oct-2022



COUNTY: 0.00  
ILLINOIS: 0.00  
TOTAL: 0.00

08-32-101-033-1048

| 20220701687084 | 1-205-127-504

SEND SUBSEQUENT TAX BILLS TO:

MAIL TO:

Robert F. Rega and Linda K. Rega  
(Name)  
815 Leicester Rd., unit 308  
(Address)  
Elk Grove Village, IL 60007  
(City, State and Zip)

Robert F. Rega and Linda K. Rega  
(Name)  
815 Leicester Rd., unit 308  
(Address)  
Elk Grove Village, IL 60007  
(City, State and Zip)

OR

RECORDER'S OFFICE BOX NO. \_\_\_\_\_

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

PARCEL 1:

UNIT A308 IN CHARDONNAY ON THE LAKE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF LOT 1 IN VILLAGE ON THE LAKE SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 29, AND PART OF THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT # 91660919 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF P-44, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 91660919, AND BY DEED RECORDED JANUARY 7, 1992 AS DOCUMENT NO. 92008214, IN COOK COUNTY, ILLINOIS

PARCEL 3:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR THE PARK ORLEANS CONDOMINIUM UMBRELLA ASSOCIATION RECORDED AS DOCUMENT NO. 27044625, AND BY DEED RECORDED JANUARY 7, 1992 AS DOCUMENT NO. 92008214.

Permanent Index Number: 08-32-101-03301048

Common Address: 815 Leicester Rd, unit 308, Elk Grove Village, IL 60007

Property of Cook County Clerk's Office

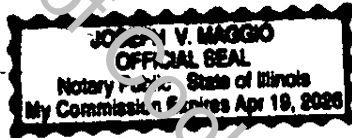
# UNOFFICIAL COPY

## STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantor 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.

Dated on August 3, 2022 Signature By: [Signature]  
Grantor / Agent

Subscribed and sworn to before me by the said Grantor / Agent on AUGUST 3, 2022



[Signature]  
Notary Public

The Grantee or his 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 and hold title to real estate under the laws of the State of Illinois.

Dated on August 3, 2022 Signature By: [Signature]  
Grantee / Agent

Subscribed and sworn to before me by the said Grantee / Agent on August 3, 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 a Class A misdemeanor for subsequent offenses.

Attach this form to the Deed or Facsimile Assignment to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.