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2235534029

Doc# 2235534029 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 12/21/2022 11:58 AM PG: 1 OF 6

DEED IN TRUST
(Illinois)

Prepared by and after
recording mail to:

Todd M. Van Baren
Hoogendoorn & Talbot LLP
122 S. Michigan Ave., Suite 1220
Chicago, Illinois 60603-6263

THE GRANTOR,

Beverly A. Jacobs, married to Henry J. Jacobs, husband and wife

of the Village of Orland Park, in the State of Illinois, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, CONVEYS and WARRANTS to

Henry J. Jacobs and Beverly A. Jacobs, Co-Trustees of the Jacobs Family Trust, Dated June 1, 2022, and unto all and every successor or successors in trust under said trust agreement, 15538 Calypso Lane, Orland Park, Illinois 60462,

All of her interest (**being an undivided 1/6 interest as a tenant in common**) in the following described Real Estate situated in the County of Cook, in the State of Illinois, to-wit:

See **Exhibit A** attached hereto and made a part hereof.

This is not homestead property.

To have and to hold said Real Estate 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 alleys; 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 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 the present or in the future, 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

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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.

Subject to: general real estate taxes not yet due or payable; and easements, covenants, conditions and restrictions of record.



DATED this 18TH day of NOVEMBER, 2022.

Beverly A. Jacobs
Beverly A. Jacobs

This instrument is EXEMPT from transfer taxes pursuant to the Real Estate Transfer Tax Act, 35 ILCS 200-31/45(e).

[Signature]
Buyer, Seller or Representative

11/18/22
Dated

REAL ESTATE TRANSFER TAX		21-Dec-2022
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

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EXHIBIT A

Commencing at the Northwest corner of the Northeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 6, Township 37 North, Range 12, East of the Third Principal Meridian, thence South 0 degrees 06 minutes 52 seconds West along the West line of the Northeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of said Section at a distance of 1326.46 feet to the Southwest corner of the Northeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of said Section 6 for a point of beginning; thence South 89 degrees 40 minutes 20 seconds East along the South line of the Northeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of said Section 6 a distance of 863.96 feet; thence North 1 degrees 51 minutes East a distance of 414.29 feet to the center line of a private road easement; thence South 80 degrees 00 minutes West along the center line of said private road easement a distance of 356.31 feet; thence South 56 degrees 35 minutes 21 seconds West a distance of 630.65 feet to the point of beginning, all in Cook County, Illinois.

Common Address: 8848 Stark Drive, Hinsdale, Illinois 60541

PIN: 23-06-101-009

Send tax bills to:

Jerrald J. Smits, et. al.
8848 Stark Drive
Hinsdale, Illinois 60541

Property of Cook County Clerk's Office

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PLAT ACT AFFIDAVIT


State of Illinois)
) SS:
 County of Cook)

The undersigned, being first duly sworn on oath, states that the grantor's address is as follows: 15538 Calypso Dr., Orland Park, IL 60462. That the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

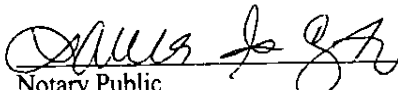
1. Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed;
- OR-
2. The division or subdivision of the land into parcels or tracts of five acres or more in size which does not involve any new streets or easements of access.
 3. The division of lots or blocks of less than one acre in any recorded subdivision which does not involve any new streets or easements of access.
 4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
 5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which do not involve any new streets or easements of access.
 6. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
 7. The conveyance of land for highway or other public purpose or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
 8. Conveyances made to correct descriptions in prior conveyances.
 9. The sale or exchange of parcels or tracts of land existing following the division into no more than two parts of a particular parcel or tract of land on the date of the amendatory Act and not involving any new streets or easements of access.
 10. The conveyance is of land described in the same manner as title was taken by Grantor.

Affiants further state that they make this affidavit for the purpose of inducing the Recorder of Deeds to accept the attached deed for recording.

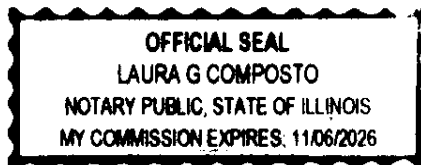
Subscribed and Sworn to before me
 this 21st day of December, 2022.



 Todd M. Van Baren, Attorney for Grantor



 Notary Public



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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: 12 | 19 | 20 22

SIGNATURE: [Signature]
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:

Lynne A. Sparks
AFFIX NOTARY STAMP BELOW

By the said (Name of Grantor): Agent

On this date of: 12 | 19 | 20 22

NOTARY SIGNATURE: [Signature]



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: 12 | 19 | 20 22

SIGNATURE: [Signature]
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:

Lynne A. Sparks
AFFIX NOTARY STAMP BELOW

By the said (Name of Grantee): Agent

On this date of: 12 | 19 | 20 22

NOTARY SIGNATURE: [Signature]



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)**)