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2313613005

DEED IN TRUST (ILLINOIS)

Doc# 2313613005 Fee \$93.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/16/2023 10:42 AM PG: 1 OF 5

REAL ESTATE TRANSFER TAX

15-May-2023



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

30-32-109-014-0000

20230501616191 | 1-397-994-192

Above Space for Recorders use only

THE GRANTOR, **Jerome K. Rucker**, of the County of Cook and State of Illinois for and in consideration of TEN DOLLARS, and other good and valuable considerations in hand paid, CONVEY and QUIT CLAIM UNTO, GRANTEE **Jerome K. Rucker**, of 17955 Roy Street, Lansing, IL, 60438, as **Trustee under the provisions of a Living Trust dated April 26, 2023 and known as the Jerome K. Rucker Living Trust** (hereinafter referred to as "said trustees," regardless of the number of trustees,) and unto all and every successor or successors in trust under said trust agreement, the following described real estate in the County of Cook and State of Illinois, to wit:

LOT 14 IN BLOCK 7 IN LANSING TERRACE, A SUBDIVISION OF PART OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 32 TOWNSHIP 36 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 30-32-109-014-0000

Address of Real Estate: 17955 Roy Street, Lansing, IL 60438

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, street, 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 praesenti or in 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 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

S Y
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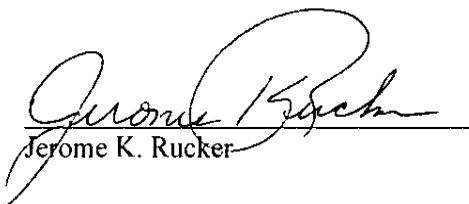
owning the same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

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, her, 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 his hand and seal this 2nd day of May, 2023.



 Jerome K. Rucker

EXEMPT UNDER PROVISIONS OF PARAGRAPH
E SECTION 31-45 PROPERTY TAX CODE.

DATE

5/2/23




 BUYER/SELLER/REPRESENTATIVE

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STATE OF INDIANA)
) SS.
COUNTY OF LAKE)

I, the undersigned, a notary public in and for the State and County aforesaid, do hereby certify that Jerome K. Rucker, 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 he signed and delivered the said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal this 2nd day of May, 2023.



Notary Public
My commission expires: _____



This instrument was prepared by: Russell T. Paarlberg, Lanting Paarlberg & Associates, Ltd.
938 West US Highway 30, Schererville, IN, 46375

After recording return to:
Russell T. Paarlberg
Lanting Paarlberg & Associates, Ltd.
938 W. US 30
Schererville, IN 46375

Send Subsequent Tax Bills to:
Jerome K. Rucker Living Trust
17955 Roy Street
Lansing, IL 60438

Property of Cook County Clerk's Office

VILLAGE OF LANSING **UNOFFICIAL COPY**

Patricia L. Eidam
Mayor



Office of the Finance Director

Brian Hanigan
Finance Director

THIS INSTRUMENT PREPARED BY
AND WHEN RECORDED RETURN TO:

VILLAGE OF LANSING CERTIFICATE OF PAYMENT OF OUTSTANDING SERVICE CHARGES

The undersigned, Village Treasurer for the Village of Lansing, Cook County, Illinois, certifies that all outstanding service charges, including but not limited to, water service, building code violations, and other charges, plus penalties for delinquent payments, if any, for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: Jerome K Rucker
17955 Roy Street
Lansing, IL 60438

Telephone: 708-476-8699

Attorney or Agent: Russell T Paarlberg
Telephone No.: 219-864-1700

Property Address: 17955 Roy Street
Lansing, IL 60438

Property Index Number (PIN): 30-32-109-014-0000

Water Account Number: 113 2211 00 01

Date of Issuance: May 8, 2023

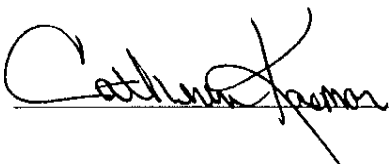
(State of Illinois)

(County of Cook)

This instrument was acknowledged before
me on May 8, 2023 by
Catherine Kacmar.

VILLAGE OF LANSING

By: 
Village Treasurer or Designee

 (Signature of Notary Public) (SEAL)



THIS CERTIFICATE IS GOOD FOR ONLY 30 DAYS AFTER THE DATE OF ISSUANCE.

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STATEMENT BY GRANTOR AND GRANTEE

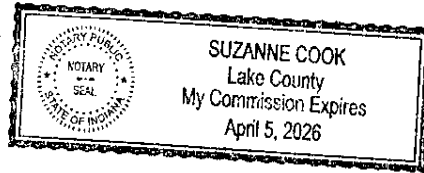
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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: May 2, 2023

Signature of Grantor or Agent: Purdett. Pagg

Subscribed and sworn to before me this 2nd day of May, 2023.

 Suzanne Cook
Notary Public



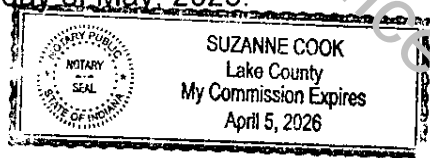
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Dated: May 2, 2023

Signature of Grantor or Agent: Purdett T. Pagg

Subscribed and sworn to before me this 2nd day of May, 2023.

 Suzanne Cook
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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]