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Doc#: 2424820365 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 9/4/2024 12:17 PM Pg: 1 of 5

Doc ID 20240801692028

DEED IN TRUST - QUIT CLAIM

THIS INDENTURE, WITNESSETH,
THAT THE GRANTOR,

PIOTR BARSZCZUK
and
IWONA BARSZCZUK
Husband and Wife

of 415 E. Beech Drive
Schaumburg, IL 60193

for and in consideration of the sum of
Ten Dollars (\$10.00) in hand paid, and
for other good and valuable considerations,
receipt of which is hereby duly acknowledged,
convey and QUIT CLAIM unto

**50% UNDIVIDED INTEREST IN PIOTR BARSZCZUK AND IWONA BARSZCZUK AS
TRUSTEES OF THE IWONA B TRUST DATED AUGUST 28, 2024**

AND

**50% UNDIVIDED INTEREST IN PIOTR BARSZCZUK AND IWONA BARSZCZUK AS
TRUSTEES OF THE PIOTR B TRUST DATED AUGUST 28, 2024**

the following described real estate situated in Cook County, Illinois to wit:

LEGAL DESCRIPTION: LOT 1, BLOCK 9, OF LEXINGTON VILLAGE, UNIT TWO, A
SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF
SECTION 23, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE
THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF
SCHAUMBURG, COOK COUNTY, ILLINOIS, AS DOCUMENT #
25746655, RECORDED JANUARY 22, 1991

PIN: 07-23-311-001-0000

Address: 415 E. Beech Drive, Schaumburg, IL 60193

together with the tenements and appurtenances thereunto belonging. TO HAVE AND TO HOLD, the said
real estate with the appurtenances, upon the trusts, and for the uses and purposes herein and in said Trust
Agreement set forth.

**THE TERMS AND CONDITIONS APPEARING ON LAST PAGE OF THIS INSTRUMENT ARE
MADE A PART HEREOF.**

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 exemption or homesteads from sale on
execution or otherwise.

IN WITNESS WHEREOF, the grantor aforesaid has hereunto set hand and seal this 28th of August, 2024.


PIOTR BARSZCZUK

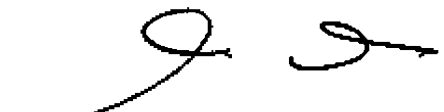

IWONA BARSZCZUK

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STATE OF ILLINOIS, COUNTY OF COOK) SS: I, the undersigned, a notary public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that PIOTR BARSZCZUK and IWONA BARSZCZUK, personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that s/he signed, sealed and delivered the said instrument as his/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 August 28th, 2024





 Notary Public

Prepared by: Malgorzata Webb, Attorney, Magnolia Law LLC,
 2860 S. River Rd., Ste. 220, Des Plaines, IL 60018

Return to: and **Send Subsequent Tax Bill To:**

PIOTR BARSZCZUK
 IWONA BARSZCZUK
 415 E. Beech Dr.
 Schaumburg, IL 60193

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45 and par. E and Cook County Ord. 93-0-27 par. E.

Date: 08-28-2024

Sign:



 PIOTR BARSZCZUK

ACCEPTANCE OF CONVEYANCE BY GRANTEES

The undersigned grantees, as co-trustees as aforesaid, hereby accept the within conveyance pursuant to the provisions of 760 ILCS 5/6.5(a), this 28th day of August, 2024



 PIOTR BARSZCZUK, TRUSTEE



 IWONA BARSZCZUK, TRUSTEE

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TERMS AND CONDITIONS

Full power and authority is hereby granted to said Trustee to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys, to vacate any subdivision or part thereof, and to resubdivide said real estate 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 real estate 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 real estate, or any part thereof, to lease said real estate, or any part thereof, from time to time, in possession or reversion, by leases to commence in present 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 real estate, 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 real estate or any part thereof, and to deal with said real estate 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, or any successor in trust in relation to said real estate, or to whom said real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said Trustee, or any successor in trust, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on said real estate, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the authority, 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, or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of every person (*including the Recorder of Deeds of the aforesaid county*) 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 all amendments thereof, if any, and binding upon all beneficiaries hereunder, (c) that said Trustee, or any successor in trust, 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 under said Trust Agreement 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 any 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 earnings, avails and proceeds thereof as aforesaid.

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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 of Assignment of Beneficial Interest in 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.

Dated: August 28, 2024

Signature: _____



Grantor or Agent

Subscribed and sworn to before me
By the said PIOTR BARSZCZUK
This August 28th 2024

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 title to real estate under the laws of the State of Illinois.

Dated: August 28, 2024

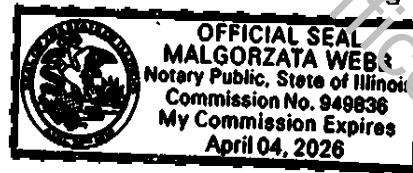
Signature: _____



Grantee or Agent

Subscribed and sworn to before me
By the said IWONA BARSZCZUK
This August 28th 2024

Notary Public _____



Note: Any person who knowingly submits a false statement concerning the identity of **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.)

UNOFFICIAL COPY**VILLAGE OF SCHAUMBURG**
PROGRESS THROUGH THOUGHTFUL PLANNING**Stamp Number:****Issued:****09/03/2024****Status:****PAID****ELECTRONIC TRANSFER STAMP**

This transfer stamp is issued:

To	Piotr Barszczuk and Iwona Barszczuk	As Grantor
For	415 E Beech Dr	As Property Address
Bearing	07-23-311-001-0000	As PIN
With payments for	Transfer Stamp Fee	\$10.00
	Water Bill Balance Due	\$0.00
	Total Due:	\$10.00

Please include this transfer stamp with your documentation to file with Cook County
See Cook County Recording Information at <http://www.cookcountyclerk.il.gov/recordings>

**Paid:** **\$10.00****Date:** **09/03/2024****Status:** **PAID****Stamp Number:** **51238****Application and Payment Details**<https://dmzappsrv1.schaumburg.com/TransferStamps/Application/KJMAHNMWFRHU2EL>

Village of Schaumburg - Finance Department
101 Schaumburg Ct, Schaumburg IL 60193-1899

If you have any questions, please call Finance Collectors at 847-895-4500 or email
financecollectors@schaumburg.com.