

# UNOFFICIAL COPY

## WARRANTY DEED

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THE GRANTOR, RONALD H. REKETT and JUDITH A. REKETT, husband and wife, of 2005 Valleyview, Northbrook, IL 60062, for and in consideration of Ten and no/100 Dollars and other good and valuable considerations in hand paid

CONVEY and WARRANT to RONALD H. REKETT, of 2005 Valleyview, Northbrook, IL 60062, as Trustee under the provisions of a trust agreement created by RONALD H. REKETT, dated the 3rd day of February, 1984 (hereinafter referred to as "said Trustee," 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 situated in the County of Cook, State of Illinois, to-wit:

Lot 80 and that part of Lot 79 in William H. Britigan's Sunset Ridge Golf Club Addition being a Subdivision in the North half and in the South West quarter of Section 13, Township 42 North, Range 12, East of the Third Principal Meridian, according to a plat thereof recorded on July 31, 1925 as Document Number 8992112 lying South Easterly of a line drawn from the South Easterly corner of said Lot 79 to a point in the North Easterly line of said Lot 79, which is 25 feet North Westerly of the North Easterly corner of said Lot 79, in Cook County, Illinois.

Permanent Tax Index No.: 04-13-118-020-0000

Common Address: 2005 Valleyview, Northbrook, IL 60062

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 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 present 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 99 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 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

THIS CONVEYANCE EXEMPT UNDER  
PAR. 4(e) REAL ESTATE TRANSFER ACT  
5-23-88

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The undersigned, Clerk of Cook County, Illinois, do hereby certify that the foregoing is a true and correct copy of the original as the same appears on the records of the County Clerk's Office.

In witness whereof, I have hereunto set my hand and the seal of said County at Chicago, Illinois, this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

\_\_\_\_\_  
Clerk of Cook County, Illinois

COOK COUNTY, ILLINOIS

RECORDED IN BOOK \_\_\_\_\_ PAGE \_\_\_\_\_

This document is a true and correct copy of the original as the same appears on the records of the County Clerk's Office.

Notwithstanding to whom this document is delivered, it shall remain the property of the County Clerk's Office and shall be returned to the County Clerk's Office upon demand.

The undersigned, Clerk of Cook County, Illinois, do hereby certify that the foregoing is a true and correct copy of the original as the same appears on the records of the County Clerk's Office.

In witness whereof, I have hereunto set my hand and the seal of said County at Chicago, Illinois, this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

\_\_\_\_\_  
Clerk of Cook County, Illinois

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Property of Cook County Clerk's Office

COOK COUNTY CLERK'S OFFICE  
100 N. LAUREL ST. CHICAGO, ILL. 60602

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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.

If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of title or duplicate thereof, or memorial, the words "in trust," or "upon condition," or "with limitations," or words of similar import, in accordance with the statute in such case made and provided.

And the said grantors hereby expressly waive and release 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, or under and by virtue of any applicable laws relating to dower or curtesy rights.

DATED this 23 day of July, 1988.

Ronald H. Rekett  
Ronald H. Rekett

Judith A. Rekett  
Judith A. Rekett

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 RONALD H. REKETT and JUDITH A. REKETT, husband and wife, personally known to me to be the same persons whose names are 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.

Given under my hand and notarial seal this 23 day of July, 1988.

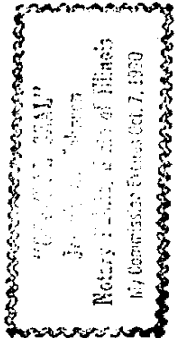
Joseph C. Johnson  
Notary Public

Commission Expires October 7, 1990

This instrument prepared by Joseph C. Johnson, Attorney at Law, 1205 Shermer Road, Northbrook, IL 60062.

Subsequent real estate tax bills should be mailed to Ronald H. Rekett, Trustee, 2005 Valleyview, Northbrook, IL 60062.

MAIL TO: Joseph C. Johnson, Attorney at Law, 1205 Shermer Road, Northbrook, IL 60062.



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DEPT-01 RECORDING \$12.25  
T#1111 TRAN 0844 07/22/88 09:16:00  
#0341 #A \*-00-223096  
COOK COUNTY RECORDER

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