

# UNOFFICIAL COPY

94972951

## DEED IN TRUST

THIS INDENTURE WITNESSETH, That the Grantor, David D. Peterson, married to Lucy C. Peterson, of 800 Humboldt, Winnetka, Illinois 60093, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, Conveys and Quitclaims unto David D. Peterson, as Trustee under the David D. Peterson Qualified Personal Residence Trust Agreement, dated the same date as this deed, and the Trustee's successors in trust, Grantor's undivided fifty percent (50%) interest as tenant in common in and to the following described parcel of real estate situated in Cook County, State of Illinois to wit:

Lots one (1) and two (2) in Block twelve (12) in Winnetka Park Bluffs, a Subdivision by William Cairnduff of part of Sections sixteen (16), seventeen (17) and twenty (20), Township forty two (42) North, Range thirteen (13) East of the Third Principal Meridian, in Cook County, Illinois.

P.I.N.: 05-17-417-001

Address: 800 Humboldt  
Winnetka, Illinois 60093

DEP1-01 RECORDING \$27.00  
T#7777 TRAN 0800 11/16/94 10:35:00  
#6488 # DW \*-94-972951  
COOK COUNTY RECORDER

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 set forth.

Full power and authority is hereby granted to said Trustee and the Trustee's successors in trust to improve, manage, protect, subdivide, dedicate to public use, sell, lease, mortgage, pledge, exchange, convey, donate, or otherwise deal with said real estate upon such terms, conditions and restrictions as the Trustee sees fit, with full power to amend, change or modify leases and sales agreements, and the terms and provisions thereof; to grant options to lease, renew leases, or purchase the whole or any part of the reversion, to partition or exchange such real estate, grant easements or charges of any kind; to release, convey or assign any right, title or interest in or about such real estate or any easement appurtenant thereto or any part thereof; to improve, remodel, alter, repair, add to or take from any buildings on such real estate; to insure the real estate, the Trustee and any person having an interest in or responsibility with respect to said real estate; to collect the rents and earnings; 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 the owner thereof to do, 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 the Trustee's successors 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, 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 necessity or expediency of any act of said Trustee, or be obliged or privileged to inquire into any of the terms of said Trust; and every deed, trust deed, mortgage, lease or other instrument executed by said Trustee

VPKK-001 44871 V1

1992-646

This deed is exempt from taxation pursuant to Section 4, Paragraph (c) of the Illinois Transfer Tax Act.  
Representative of Grantor

Box 209

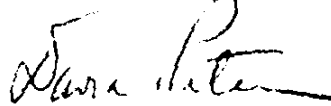
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or the Trustee's successors in trust in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof the trust created by this indenture and by said Trust 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 or in some amendment thereof and is 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 by 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 their predecessor in trust.

And the said Grantor, David D. Peterson, and Lucy C. Peterson, his wife, 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 or execution or otherwise.

IN WITNESS WHEREOF, the Grantor, David D. Peterson, and Lucy C. Peterson, his wife, have hereunto set their hands and seals this 10<sup>th</sup> day of November, 1994.



David D. Peterson



Lucy C. Peterson, who joins in this deed for the sole purpose of releasing and waiving all her rights under the homestead exemption laws of the State of Illinois

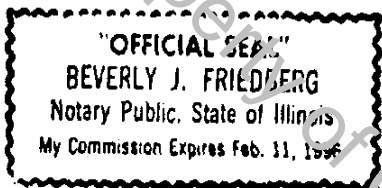
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STATE OF ILLINOIS        )  
  ) SS.  
COUNTY OF COOK         )

I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that David D. Peterson and Lucy C. Peterson, 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 10<sup>th</sup> day of November, 1994.



*Beverly J. Friedberg*  
Notary Public

This instrument prepared by  
and after recording mail to:

Igor Potym  
Vedder, Price, Kaufman & Kammholz  
222 North LaSalle Street  
Suite 2500  
Chicago, Illinois 60601

Mail tax bills to:

David D. Peterson  
800 Humboldt  
Winnetka, Illinois 60093

# UNOFFICIAL COPY

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

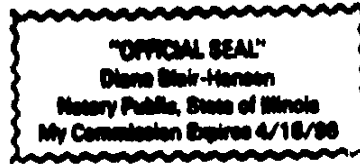
Dated Nov 16, 1994

Signature: \_\_\_\_\_

Grantor or Agent

Subscribed and sworn to before me by the said Jane Potym, AGENT this 16th day of November 1994

Diane Blair-Hansen  
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 a 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.

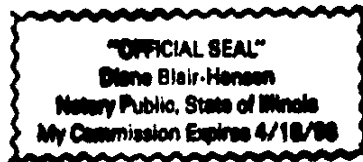
Dated Nov 16, 1994

Signature: \_\_\_\_\_

Grantee or Agent

Subscribed and sworn to before me by the said Jane Potym, Agent this 16th day of November 1994

Diane Blair-Hansen  
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.)

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