

# UNOFFICIAL COPY

## ILLINOIS DEED IN TRUST

THE GRANTORS, Robert J. Balsley, a married man, and Barbara I. Balsley, his wife who signs this deed solely to release any rights of homestead, of the Village of Kenilworth, County of Cook, State of Illinois, for and in consideration of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, hereby **CONVEY** and **WARRANT** all of his interest unto Robert J. Balsley, not personally but, as Trustee under the provisions of the Robert J. Balsley Trust dated December 20, 1995 (hereafter referred to as "said trustee", regardless of the number of trustees of that trust, and as "said trust agreement"), whose address is 108 Melrose Avenue, Kenilworth, Illinois 60043 "GRANTEE," 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:

F	27.00	(A)
P		P
T	27.00	V.
I		

96030743

- DEPT-01 RECORDING \$27.00
- T#0003 TRAN 1573 01/11/96 16:07:00
- #0977 # LM #-96-030743
- COOK COUNTY RECORDER

(The Above Space For Recorder's Use Only)

See Exhibit A attached hereto and made a part hereof.

Permanent Real Estate Index Number : 09-27-100-044

Address of Real Estate: 108 Melrose Avenue, Kenilworth, Illinois 60043

**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.

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.

96030743

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.

UNOFFICIAL COPY

Property of Cook County Clerk's Office



UNOFFICIAL COPY

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## EXHIBIT A

THE NORTHWESTERLY 90 FEET OF LOTS 23 AND 25 IN BLOCK 10 IN KENILWORTH, BEING A SUBDIVISION OF FRACTIONAL SECTIONS 22 AND 27 AND PART OF SECTION 28, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WENJONGS.

Property of Cook County Clerk's Office

96036743

UNOFFICIAL COPY

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## STATEMENT BY GRANTORS AND GRANTEE

The grantors or their agent affirms to the best of their knowledge 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: December 29, 1995

Signature: Mary D. Klauer  
Agent

Subscribed and sworn to before me by the said Agent this 29th day of December, 1995.



Notary Public Joanna Green

The grantee or his agent affirms and swears 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: December 29, 1995

Signature: Mary D. Klauer  
Agent

Subscribed and sworn to before me by the said Agent this 29th day of December, 1995.



Notary Public Joanna Green

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

W.F. JONES

98036743

UNOFFICIAL COPY

Property of Cook County Clerk's Office