

UNOFFICIAL COPY

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1998-09-15 09:42:43  
Cook County Recorder

THIS INDENTURE WITNESSETH, that the Grantor KEVIN REITSMA of the County of COOK and State of ILL for and in consideration of Ten (\$10.00) Dollars, and other good and valuable considerations in hand paid, Conveys and Quit Claim unto FIRST NATIONAL BANK OF ILLINOIS, a National Banking Association of Lansing, Illinois at 3256 RIDGE ROAD, LANSING, ILLINOIS 60438 as Trustee under the provisions of a trust agreement dated the 15th day of March, 1995, known as Trust Number 4646, the following described real estate in the County of Cook and State of Illinois:

(Reserved for Recorder's Use Only)

DESCRIBED ON THE LEGAL DESCRIPTION RIDER, WHICH RIDER IS ATTACHED TO AND MADE A PART OF THIS DEED.

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.

THE TERMS AND CONDITIONS APPEARING ON THE REVERSE SIDE 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 the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor aforesaid has hereunto set his hand and seal this 5<sup>th</sup> day of August, 1998

Real Estate Transfer Tax



Cook County Seal

EXEMPT

(Seal)

KEVIN REITSMA

(Seal)

(Seal)

(Seal)

-THIS IS NOT HOMESTEAD PROPERTY-

STATE OF ILLINOIS )

) SS

COUNTY OF COOK )

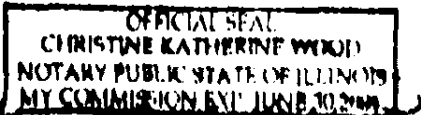
This transaction is exempt pursuant to 35 ILCS 200/31-45, Par. (b)

Dated: 8-17-98

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that KEVIN REITSMA personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 5<sup>th</sup> day of August, 1998

Christine Katherine Wroble  
Notary Public



Mail to: Trust Department  
First National Bank of Illinois  
3256 Ridge Road  
Lansing, Illinois 60438

This instrument prepared by:  
Ronald N. Primack  
18607 Torrence Ave. #2B  
Lansing, IL 60438

5/28/98

Full power and authority is 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 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 praesenti 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 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 Registrar of Titles of said 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 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 thereunder, (c) that said trustee, or any successor in trust, was fully 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 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, the intention hereof being to vest in said grantee the entire legal and equitable title in fee simple, in and to all of the real estate above described.

If the title to any of the above real estate 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.

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**Parcel 4:**

Lot 34 in Block 9 in Butterfield 's Subdivision of Lots 1, 2, 3 and 6 in Kruger's Subdivision of the North East Quarter of Section 30, Township 37 North, Range 14 East of the Third Principal Meridian in Cook County, Illinois.

P.I.N.: 25-30-208-014

Commonly known as: 12035 Page Street, Calumet Park, Illinois

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Property of Cook County Clerk's Office

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.

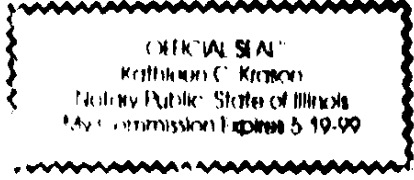
Dated: \_\_\_\_\_

Signature \_\_\_\_\_

*[Handwritten Signature]*  
Grantor or Agent

Subscribed and sworn to before me  
by the said \_\_\_\_\_  
this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

Notary Public *[Handwritten Name]*



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.

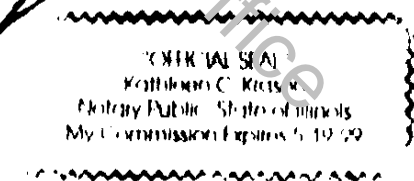
Date: \_\_\_\_\_

Signature \_\_\_\_\_

*[Handwritten Signature]*  
Grantee or Agent

Subscribed and sworn to before me  
by the said \_\_\_\_\_  
this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

Notary Public *[Handwritten Name]*



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.)

REAL ESTATE TRANSFER DECLARATION

Except as to Exempt Transactions, you are prohibited by law from accepting any fee for recordation unless it is accompanied by a declaration containing all of the information requested therein.

THE FOLLOWING INFORMATION IS REQUIRED BY THE REAL ESTATE TRANSFER TAX ACT AND IS TO BE FILLED OUT BY THE SELLERS AND BUYERS OR THEIR AGENTS. USE BLACK OR BLUE INK.

County

88-19064

Doc. No.

Vol.

Page

Received by:

For Recorder's Use Only

LEGAL DESCRIPTION Sec. 30 Twp. 37 North Range 14 (Use additional sheet, if necessary)

Lot 34 in Block 9 in Butterfields Subdivision of Lots 1, 2, 3 and 6 in Kruger's Subdivision of the North East Quarter of Section 30, Township 37 North, Range 14 East of the Third Principal Meridian in Cook County, Illinois.

Lot Size (Approximate) 25' x 125' or Acreage

Permanent Real Estate Index No. 25-30-208-014 Date of Deed July-Aug. 1998 Type of Deed Trust QI

Address of Property 12035 Page Street Street or Rural Route

Calumet Park City or Village

Township

The following questions must be answered:

- 1. Is this transfer between relatives or related corporations? Relationship transfer to Trust/Grantors are beneficiaries
2. Is this a compulsory transaction? (Involves Foreclosure, Court Order, Divorce, Condemnation, Probate, Etc.)
3. Is this in fulfillment of an installment contract for deed? Year contract originated 19... Buyer is responsible for taxes payable in 19...
4. Does buyer hold title to adjacent properties?

This space for relating any special facts or circumstances involving this transaction: (Use additional sheet, if necessary).

Grantors transferring to land trust

Grantors are trust beneficiaries

--Check property usage--

- Residence
Vacant Land/Lot
Apartment (6 units or less, owner occupied)
Commercial Apartment (over 6 units)
Farm
Store, office, commercial building
Industrial
Other (Specify)

Full actual consideration \$ 0

Amount of tax stamps (\$5.00 per \$1000, EXEMPT or part thereof or taxable consideration.) \$ 0

We hereby declare the full actual consideration and above facts contained in this declaration to be true and correct.

Name and Address of Seller (Print Name) 12035 Page Street Calumet Park, IL 60643

Signature Seller of Right

Name and Address of Buyer (Print Name) 12035 Page Street Calumet Park, IL 60643

Signature Buyer of Right

Use space below for tax mailing address, if different from above.

Name Street or Rural Route City