

98209320

DEED IN TRUST

THE GRANTOR, W. Jean Miller, a widow not since remarried of the County of Cook, and the State of Illinois for and in consideration of Ten Dollars and other good and valuable considerations in hand paid. Conveys and QUITCLAIMS to Winifred Joan Miller as Trustee under The Winifred Joan Miller Declaration of Trust dated December 8, 1997, and to all and every successor or successors in trust under said Declaration of Trust the following described real estate in Cook County, Illinois

DEPT-01 RECORDING 125.50
TRAN 0141 03/17/98 13:04:00
98357 + TR * - 98 - 209320
COOK COUNTY RECORDER

(Above space for Recorder's use only)

LOT 90 IN ROLLING MEADOWS UNIT NUMBER 1, BEING A SUBDIVISION OF PART OF THE SOUTH HALF OF SECTION 25 AND PART OF THE NORTH HALF OF SECTION 36, ALL IN TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

CITY OF ROLLING MEADOWS
REAL ESTATE TRANSFER TAX
EXEMPT # _____ AMOUNT _____
AGENT _____

Common Address 2505 Campbell Street, Rolling Meadows, IL 60008

Real Estate Index Number 02-25-408-005

TO HAVE AND TO HOLD the premises with the appurtenances on the trusts and for the uses and purposes set forth in this deed and in the declaration of trust

Full power and authority are granted to the trustee to improve, manage, protect, and subdivide the premises or any part thereof, to dedicate parks, streets, highways, or alleys; to vacate any subdivision or part thereof, and to re-subdivide 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 the premises or any part thereof to a successor or successors in trust and to grant such successor or successors in trust all of the title, estate, powers, and authorities vested in the trustee; to donate, to dedicate, to mortgage, pledge, or otherwise encumber the 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 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 to amend, change, or modify leases and the terms and provisions thereof at any time or times hereafter; to contract to make 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 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 the premises or any part thereof; and to deal with the 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 it, whether similar to or different from the ways above specified, at any time or times after the date of this deed

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UNOFFICIAL COPY

In no case shall any party dealing with the 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 the trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advance on the premises, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the trustee, or be obliged or privileged to inquire into any of the terms of the trust agreement; and every deed, trust deed, mortgage, lease, or other instrument executed by the trustee in relation to the 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 deed and by the 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 deed and in the trust agreement or in some amendment thereof and binding upon all the beneficiaries thereunder; (c) that the 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 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, her, or their predecessor in trust.

The grantor hereby expressly waives and releases any and all right 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.

The grantor has signed this deed on 2-3 98

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W. Joan Miller
W. JOAN MILLER

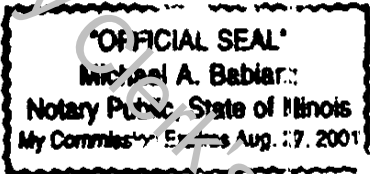
STATE OF ILLINOIS)
COUNTY OF Madison) ss.

NO TAXABLE CONSIDERATION:

Exempt under Real Estate Transfer Tax Act Section 4, Par. (c)
(Ill. Rev. Stat. ch 120, section 1004(c)) and Cook County
Ordinance 95104
Date: 2/3/98 Signed: Bille H. Babiarz
Attorney at Law

I am a notary public for the County and State above. I certify that W. Joan Miller, a widow not since remarried, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me on the date below and acknowledged that she signed and delivered the instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Dated: 2/3/98
Michael A. Babiarz
NOTARY PUBLIC



This instrument was prepared by Michael A. Babiarz, Attorney at Law, 579 First Bank Drive, Suite 220, Palatine, IL 60067

Mail To:
Michael A. Babiarz
Attorney at Law
579 First Bank Drive, Suite 220
Palatine, IL 60067

Send Subsequent Tax Bills To:
Winifred Joan Miller
2505 Campbell Street
Rolling Meadows, IL 60008

REC DEPT-01 RECORDING \$75.50
140013 TRAN 0141 03/17/98 15:05:00
#9357 + TR # - 98 - 209320
COOK COUNTY RECORDER

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

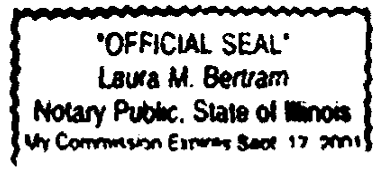
The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 2/19, 1998

Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me

by the said [Signature]
this 17th day of February, 1998



Notary Public [Signature]

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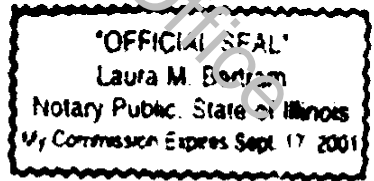
The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

Dated 2/19, 1998

Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me

by the said [Signature]
this 17th day of February, 1998



Notary Public [Signature]

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 ARI to be recorded in Cook County, Illinois, if except under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.