



DocId:20022400

Tx:40474741

**DEED IN TRUST**

KATHLEEN V. CARRIER, RECORDER  
DUPAGE COUNTY ILLINOIS  
01/09/2023 09:06 AM  
RHSP

DOCUMENT # R2023-001433

THIS INDENTURE WITNESSETH, that the Grantors, **Phillip Giordano and Linda Giordano**, of the County of DuPage and State of Illinois for and in consideration of TEN DOLLARS (\$10.00) in hand paid, CONVEY and WARRANT unto **Linda Giordano as Trustee under the provisions of Linda Giordano Trust dated December 19, 2022** the following described Real Estate in the County of DuPage and State of Illinois, to wit: *1746 LaLonde Ave, Lombard, IL 60148*

LOT 7 IN DIECKE'S DIVISION OF PART OF THE NORTHWEST ¼ OF SECTION 21 TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 9, 1924, IN BOOK 11 OF PLATS, PAGE 52, AS DOCUMENT 179881 IN DUPAGE COUNTY, ILLINOIS

SUBJECT TO COVENANTS CONDITIONS AND RESTRICTIONS OF RECORD

PERMANENT TAX NUMBERS: 06-21-102-010

Address of Real Estate: 1308 S. Meyers Rd., Lombard, IL 60148

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes said trust agreement set forth.

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 and 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 said premises or any part thereof to a successor or successors in trust 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 *presenti* or *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 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, 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) 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.

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 or execution or otherwise.



IN WITNESS WHEREOF, the Grantors aforesaid have hereunto set their hands and seals this 19 day of Dec, 2022.

Phillip Giordano  
Grantor: Phillip Giordano

Linda Giordano  
Grantor: Linda Giordano

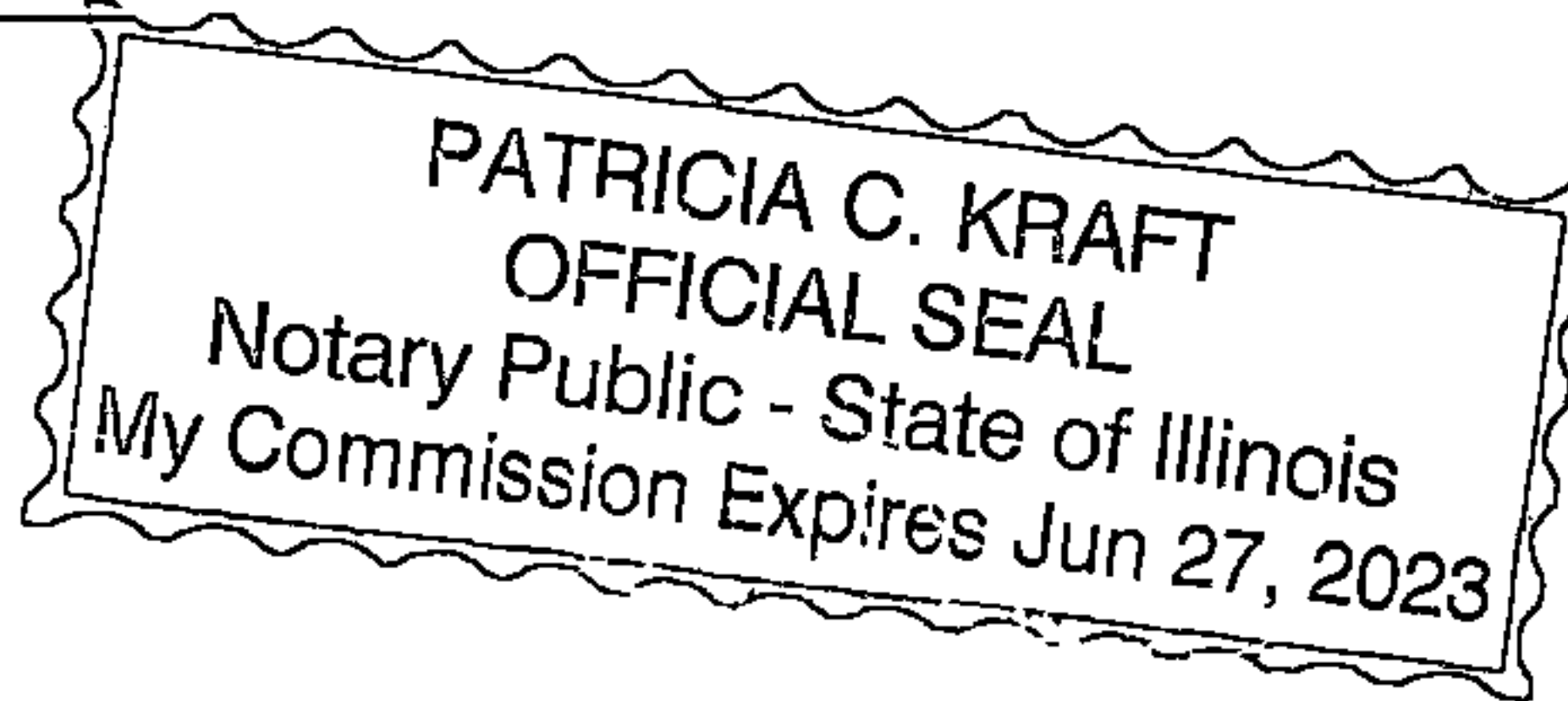
State of Illinois

County of McHenry

I, Patricia C. Kraft, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Phillip Giordano and Linda Giordano 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 19 day of December, 2022.

Patricia C. Kraft  
(Notary Public)



**Prepared by:**

**Mail To:**

(Patricia C. Kraft, Attorney at Law)  
131 East Calhoun Street  
Woodstock, IL 60098  
(815) 206-2200

**Name and Address of Taxpayer:**

Linda Giordano, Trustee  
1746 La Londe Ave., Lombard, IL 60148

**Exempt under provisions of Paragraph e**  
Section: 31-45, Property Tax Code.

12/19/22  
Date

Patricia C. Kraft  
Buyer, Seller or Representative