

DECLARATION AND DEED OF GIFT

1. TRANSFER: I/We, _____, (Donor(s)), residing at _____, give, assigns, and transfer to **Real Estate Donations, Inc.** (Donee) a Non-Profit Corporation duly authorized to do business in the State of _____, License Number _____, conducting business at **613 W. Main Street**, West Dundee, IL. 60118, all of my right, title and interest in and to:

(commonly known as _____)

2. OWNERSHIP: I/WE warrant the sole owner(s) of this property is (are):

3. LIENS: I/WE warrant there are no outstanding liens, taxes, mortgages, encumbrances, or environmental contaminants on this property, except: **NONE.**

If Phase I or other environmental inspections have been conducted, attach copies of the reports.

4. DELIVERY: Simultaneously with the delivery of this instrument to the Donee, I/WE have delivered custody, control and possession of the above-described gift to the Donee.

I/we understand that I/we cannot claim as Income Tax deduction nor is this gift complete until I/we as donor(s) sing and deliver a Quit Claim and a Warranty Deed to the Charity and the Charity accepts the gift by executing the Donee’s Acceptance of the gift on this form. Donor is advised to seek tax and legal counsel due to the irrevocability of the gift and its tax implications.

Signed, sealed and delivered
in the presence of:

Executed this _____ day of _____

Signed by:

Witness

“DONOR”
Social Security Number _____

Witness

“DONOR”
Social Security Number _____

Donee’s Acknowledgement

5. ACCEPTANCE AND RECEIPT: I/We, Real Estate Donations, Inc., the charity to whom the gift described above is given, accept the gift and acknowledge receipt, on the _____ day of _____, 20____ of the original of the Deed of Gift and possession of the above described gift subject to evaluation and other conditions which may result in the gift being returned.

Signed, sealed and delivered
in the presence of:

Signed by:

Witness

“Donee”

Witness