

# UNOFFICIAL COPY

## TRUSTEE'S QUIT CLAIM DEED



THIS INDENTURE, made this <sup>25<sup>th</sup></sup> day of July, 2006, between ROGER L. SANDIDGE and RHODA L. SANDIDGE, as Co-Trustees under the provisions of a Declaration of Trust dated January 23, 2002 known as the ROGER L. SANDIDAGE and RHODA L. SANDIDGE TRUST DATED JANUARY 23, 2002, GRANTORS, and ROGER L. SANDIDGE, individually, GRANTEE, whose address is 231 Quincy Court, Schaumburg, Illinois 60193.

**7-27-06**  
VILLAGE OF SCHAUMBURG  
REAL ESTATE TRANSFER TAX  
**8859**     ~~8859~~

Doc#: 0625726065 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 09/14/2006 11:29 AM Pg: 1 of 3

8283715 - Geneva

WITNESSETH, that said Grantors, in consideration of the sum of Ten and no/100ths Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt of which is hereby acknowledged, do hereby grant, sell, convey, and quit claim, unto said Grantee, the following describe real estate situated in Cook County, Illinois, to wit:

**AN UNDIVIDED ONE-HALF (1/2) INTEREST IN AND TO THE FOLLOWING DESCRIBED REAL ESTATE:**

UNIT NO. 1312RC1 IN LEXINGTON VILLAGE COACH HOUSE CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF A PARCEL OF LAND, BEING A PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 22, AND PART OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 23, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS (HEREINAFTER REFERRED TO AS DEVELOPMENT PARCEL) WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM MADE BY CENTRAL NATIONAL BANK OF CHICAGO, AS TRUSTEE UNDER TRUST NUMBER 22502, RECORDED MARCH 30, 1978, AS DOCUMENT NO. 24383272, AS AMENDED FROM TIME TO TIME, TOGETHER WITH A PERCENTAGE OF THE COMMON ELEMENTS APPURTENANT TO SAID UNIT AS SET FORTH IN SAID DECLARATION AS AMENDED FROM TIME TO TIME, WHICH PERCENTAGE SHALL AUTOMATICALLY CHANGE IN ACCORDANCE WITH AMENDED DECLARATIONS AS SAME ARE FILED OF RECORD PURSUANT TO SAID DECLARATION, AND TOGETHER WITH ADDITIONAL COMMON ELEMENTS, AS SUCH AMENDED DECLARATION ARE FILED OF RECORD, IN THE PERCENTAGES SET FORTH IN SUCH AMENDED DECLARATIONS, WHICH PERCENTAGES SHALL AUTOMATICALLY BE DEEMED TO BE CONVEYED EFFECTIVE OF THE RECORDING OF SUCH AMENDED DECLARATIONS.

Permanent Real Estate Index Number(s): 07-22-402-045-1085  
Address(es) of Real Estate: 299 Pembridge Lane, Schaumburg, Illinois 60193

together with the hereditaments, tenements, appurtenances thereto belonging.

TO HAVE AND TO HOLD the same unto said Grantee, and his heirs and assigns forever.

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said co-trustees by the terms of said Deed or Deeds in Trust delivered to said co-trustees in pursuance of the trust above mentioned, and pursuant to the terms, powers, authority, and provisions of the trust above mentioned.

**BOX 333-01**

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IN WITNESS WHEREOF, said Grantors have hereunto set their hands and seals the day and year first above written.

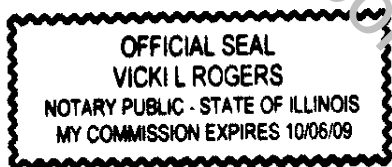
 Co-Trustee  
\_\_\_\_\_  
(SEAL)  
Roger L. Sandidge, as Co-Trustee aforesaid

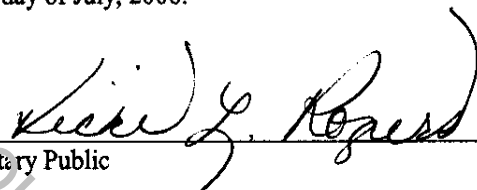
 Co-Trustee  
\_\_\_\_\_  
(SEAL)  
Rhoda L. Sandidge, as Co-Trustee aforesaid

STATE OF ILLINOIS    )  
                                  ) SS.  
COUNTY OF DEKALB    )

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that **ROGER L. SANDIDGE** and **RHODA L. SANDIDGE**, as Co-Trustees under the provisions of a Declaration of Trust dated January 23, 2002 known as the **ROGER L. SANDIDGE** and **RHODA L. SANDIDGE TRUST DATED JANUARY 23, 2002**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, as having executed the same, 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.

GIVEN under my hand and notarial seal this 25<sup>th</sup> day of July, 2006.



  
\_\_\_\_\_  
Notary Public

Prepared by and return to:  
Krupp & Krupp  
Attorneys at Law  
3281 Commerce Drive, Suite B  
DeKalb, Illinois 60115  
(815) 758-5444

"Exempt under provisions of Paragraph (e)"  
Section 4, Real Estate Transfer Tax Act.

7/25/06   
Date   Buyer, Seller or Representative

Taxes to:  
Roger L. Sandidge  
231 Quincy Court  
Schaumburg, Illinois 60193

*Watermark: Cook County Clerk's Office*

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## 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 July 25, 2006

Signature *Robert L. Sandridge*  
Grantor or Agent

Subscribed and sworn to before me by the said Grantor this 25th day of July, 2006.

Notary Public *Vicki L. Rogers*



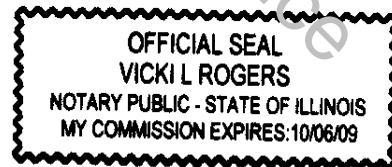
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 July 25, 2006

Signature *Robert L. Sandridge*  
Grantee or Agent

Subscribed and sworn to before me by the said Grantee this 25th day of July, 2006.

Notary Public *Vicki L. Rogers*



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