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Doc#: 0809345069 Fee: \$44.50
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/02/2008 10:01 AM Pg: 1 of 5

Prepared By:

Leila H. Hansen, Esq.
9041 S. Pecos Road #3900
Henderson, NV 89074
Phone: 702-736-6400

After Recording Mail To:

TSI - Recording Dept.
1450 W. Long Lake, Suite 400
Troy, Michigan 48084

Mail Tax Statement To:

Mary Lou Walsh
11316 Moraine Drive, Unit B
Palos Hills, Illinois 60465

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED
TITLE OF DOCUMENT

Cook

A# 2835568

The Grantor(s) **Mary Lou Walsh-Farneti, also known as Mary Lou Walsh, a married woman**, for GOOD AND VALUABLE CONSIDERATION, in hand paid, convey(s) and quit claim(s) to **Mary Lou Walsh-Farneti, Sole Trustee, her Successor in Trust, under the Mary Lou Walsh Living Trust dated December 17, 1997**, whose address is 11316 Moraine Drive, Unit B, Palos Hills, Illinois 60465, all interest in the following described real estate situated in the County of **Cook**, in the State of **Illinois**, to wit:

UNIT B TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 11312-16 MORaine DRIVE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBERED 24736103, IN THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 37 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS.

Site Address: **11316 Moraine Drive, Unit B, Palos Hills, Illinois 60465**

Permanent Index Number: *23-24-100-133-1003*

Prior Recorded Doc. Ref.: **Deed**: Recorded: *1-30-1998*; Book _____, Page _____, Doc. No. *98080046*

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois; However, subject to any Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record; To have and to hold said premises forever.

When the context requires, singular nouns and pronouns, include the plural.

Handwritten signature or initials

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Dated this 8th day of February, 2008.

Mary Lou Walsh-Farneti, f/k/a Mary Lou Walsh
Mary Lou Walsh-Farneti, f/k/a
Mary Lou Walsh

STATE OF Illinois)
COUNTY OF Will) ss

The foregoing instrument was acknowledged before me this 8th day of February, 2008, by **Mary Lou Walsh-Farneti, f/k/a Mary Lou Walsh.**

NOTARY RUBBER STAMP/SEAL

"OFFICIAL SEAL"
CARRIE A. OTTC
Notary Public, State of Illinois
My Commission Expires 06/16/2009

[Signature]
NOTARY PUBLIC

Carrie A. Ott
PRINTED NAME OF NOTARY
MY Commission Expires: 6/16/09

AFFIX TRANSFER TAX STAMP
OR
"Exempt under provisions of Paragraph e"
Section 31-45; Real Estate Transfer Tax Act
2-8-08 Jessica [Signature]
Date Buyer, Seller or Representative

PROPERTY OF COOK COUNTY CLERK'S OFFICE

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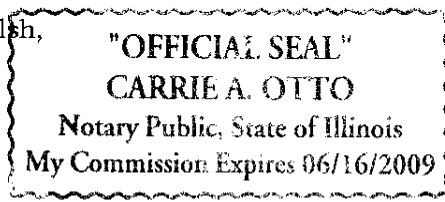
STATEMENT BY GRANTOR AND GRANTEE

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 February 8, 2008. Signature: Mary Lou Walsh-Farneti f/k/a Mary Lou Walsh

Subscribed and sworn to before me by the said, Mary Lou Walsh-Farneti, f/k/a Mary Lou Walsh, this 8th day of February, 2008.

Notary Public: Carrie A Otto

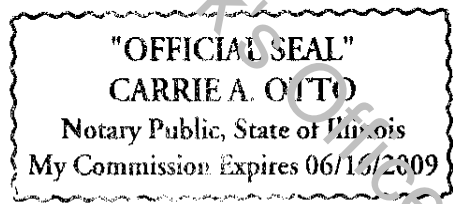


The GRANTEE or his agent affirms that, to the best of his knowledge, the name of the GRANTEE shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 February 8, 2008. Signature: Mary Lou Walsh-Farneti, Sole Trustee

Subscribed and sworn to before me by the said, Mary Lou Walsh-Farneti, Sole Trustee, this 8th day of February, 2008.

Notary Public: Carrie A Otto



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.)

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AFFIDAVIT - PLAT ACT

RECORDER OF COOK COUNTY

STATE OF Illinois)
COUNTY OF Will) ss

Mary Lou Walsh- Farneti a/k/a Mary Lou Walsh, Sole Trustee, being duly sworn on oath, states that he/she resides at 11316 Moraine Drive, Unit B, Palos Hills, Illinois 60465 that the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

- (1.) The sale or exchange is of an entire tract of land not being a part of a larger tract of land
2. The division or subdivision of the land is into parcels or tracts of five acres or more of size, which does not involve any new streets, or easements of access.
3. The division is of lots or blocks of less than one acre in any recorded subdivision, which does not involve any new streets or easements of access.
4. The sale or exchange of land is between owners of adjoining and contiguous land.
5. The conveyance is of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance is of land owned by a railroad or other public utility, which does not involve any new streets or easements of access.
7. The conveyance is of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. The conveyance is made to correct descriptions in prior conveyances.
9. The sale or exchange is of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access.
10. The sale is of a single lot of less than five acres from a larger tract, the dimensions and configurations of said larger tract having been determined by the dimensions and configurations of said larger tract on October 1, 1973, and no sale prior to this sale, or any lot or lots from said larger tract having taken place since October 1, 1973, and a survey of said single lot having been made by a registered land surveyor.

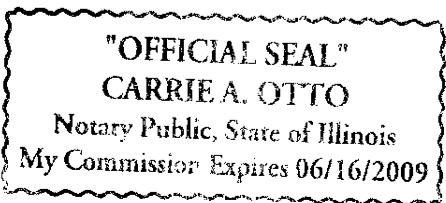
CIRCLE THE NUMBER OF ALL APPLICABLE STATEMENTS ABOVE.

Affiant further states that he/she makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording, and that all local requirements applicable to the subdivision of land are met by the attached deed and the tract described therein.

Mary Lou Walsh-Farneti
Mary Lou Walsh-Farneti, f/k/a
Mary Lou Walsh *Mary Lou Walsh*

SUBSCRIBED AND SWORN to before me this 8th day of February, 2008, Mary Lou Walsh-Farneti, f/k/a Mary Lou Walsh.

Carrie A. Otto
Notary Public
My commission expires: 6/16/09
Carrie A. Otto



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CERTIFICATION OF TRUST

I/We Mary Lou Walsh, Trustee(s), hereby confirm and attest to the following facts and circumstances relative to the below mentioned trust:

1. Name of trust: The Mary Lou Walsh Living Trust
is currently in existence and was created on December 17, 1997
2. The trust was established by: Mary Lou Walsh
3. The current trustee(s) of the trust is/are: Mary Lou Walsh
4. The power(s) granted to the trustee(s) include:
(A) The power to sell, convey and exchange the real property which is the subject of this transaction. Yes No
(B) The power to borrow money as well as mortgage and encumber the subject property with a deed of trust. Yes No.
5. The trust is (A) Revocable or (B) Irrevocable and is revocable by the following party(ies) Mary Lou Walsh
6. Describe which trustees or combination thereof which are authorized to exercise the powers mentioned in paragraph 4. if the trust has multiple trustees and less than all the trustees are going to execute the documents necessary to complete this transaction Mary Lou Walsh
7. The trust identification number is as follows (Last Four Digits of SS#, etc.) 9766
8. Title to trust assets shall be taken in the following fashion: Quitclaim Deed

Mary Lou Walsh
Mary Lou Walsh

The undersigned trustee(s) hereby declare(s) under per alty of perjury that the trust described above has not been revoked, modified, or amended in any manner which would cause the representations contained herein to be incorrect. This certification is signed by all of the currently acting trustees who declare the above to be true and correct.

Dated:

2/8/08

STATE OF Illinois)
) ss.
COUNTY OF Will)

On 2/8/08, before me personally appeared **Mary Lou Walsh**, to me known to be the person(s) described in and who executed the foregoing instrument and acknowledged that she executed the same as her free act and deed.

[Signature]

Will County, IL
My commission expires 6/16/09

