

# UNOFFICIAL COPY



Doc#: 0813304147 Fee: \$48.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 05/12/2008 01:41 PM Pg: 1 of 7

**Prepared by:**

LSI Title Agency, Inc.  
700 Cherrington Parkway  
Coraopolis, PA 15108

**After Recording Mail To:**

Stephen L. Tague and  
Barbara A. Tague  
16751 Winterberry Lane  
Orland Park, IL 60467

**Mail Tax Statement To:**

Stephen L. Tague and  
Barbara A. Tague  
16751 Winterberry Lane  
Orland Park, IL 60467

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

## QUIT CLAIM DEED

The Grantor(s) Stephen L. Tague and Barbara A. Tague, Trustees of the Tague Living Trust dated March 6, 1998, for GOOD AND VALUABLE CONSIDERATION, in hand paid, convey(s) and Quit Claim(s) to Stephen L. Tague and Barbara A. Tague, husband and wife, whose address is 16751 Winterberry Lane, Orland Park, IL 60467, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to-wit:

Parcel 1: That part of Lot 17 in Mallard Landings Unit 4B-1, Being a Planned Unit Development of Part of the East 1/4 of the Northeast 1/4 of Section 29, Township 36 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois, being particularly described as: Commencing at the Southeast corner of said Lot 17 in Mallard Landings, thence South 89 degrees 50 minutes 53 Seconds, West Along the South line of said Lot 17, 73.50 feet; Thence North 00 degrees 09 minutes 07 seconds West 21.57 feet to the point of beginning; Thence South 83 degrees 18 minutes 13 seconds West, 36.44 feet; thence North 06 degrees 45 minutes 27 seconds West, 89.00 feet; thence North 83 degrees 18 minutes 13 seconds East, 36.41 feet; thence South 06 degrees 46 minutes 02 seconds East, 89.00 feet to the point of beginning, in Cook County, Illinois.

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Parcel 2:Easement appurtenant to and for the benefit of parcel 1 aforesaid as set forth in the Declaration of Party wall right, covenants, conditions and restrictions and easements for Mallard Landings Unit 4B-1 recorded June 27, 1991 as Document 91315347 and as amended and as created by Deed from Lasalle National Bank, as trustee under trust agreement dated December 20, 1988 and known as Trust Number 2330 to Fred W. Hoffman and Marilyn J. Hoffman for ingress and Egress.

SUBJECT TO: any covenants, conditions and restrictions filed in the Cook County Records and all amendments thereto.

PIN # 27-29-214 051-0000

Commonly known as: 16751 Winterberry Lane, Orland Park, IL 60467

AND BEING the same property conveyed to the Grantor(s) herein by Deed recorded 9/14/2006 in Reception # 0625702099, among the Cook County Land Records.

WITNESS the following signatures and seals:

Dated this 5<sup>th</sup> day of MARCH, 2008.

Stephen L. Tague, Trustee  
Stephen L. Tague, Trustee

Barbara A. Tague, Trustee  
Barbara A. Tague, Trustee

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STATE OF ILLINOIS )  
 )  
COUNTY OF COOK ) :SS.

I, THE UNDERSIGNED A Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Stephen L. Tague and Barbara A. Tague, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged they, signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 5<sup>th</sup> day of March, 2008.

Cathyann Zuro  
-Notary Public

My Commission expires on 04/02/09, 2009.

### NOTARY STAMP/SEAL



AFFIX TRANSFER TAX STAMP OR "Exempt under provisions of Paragraph <u>  e  </u> " Section 31-45; Real Estate Transfer Tax Act	
Date	Buyer, Seller or Representative

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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.

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 March 5, 2008.

Signature: Barbara A. Tague  
Barbara A. Tague

Signature: Stephen L. Tague  
Stephen L. Tague

Subscribed and sworn to before me  
by the said, Stephen L. Tague and Barbara A. Tague,  
this 5<sup>th</sup> day of March, 2008.

Notary Public: Cathyann Zuro



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 offence 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.)

**UNOFFICIAL COPY****PLAT ACT AFFIDAVIT**

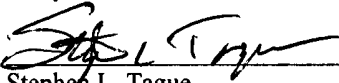
STATE OF ILLINOIS        }  
   } SS.  
 COUNTY OF COOK        }

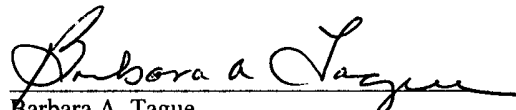
Stephen L. Tague and Barbara A. Tague, being duly sworn on oath, states that he/she resides at 16751 Winterberry Lane, Orland Park, IL 60467 That the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

- ① Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed;  
 - OR -  
 the conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1959.
2. The division or subdivision of the land into parcels or tracts of five acres or more in size which does not involve any new streets or easements of access.
  3. The divisions 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 parcels of land between owners of adjoining and contiguous land.
  5. The conveyance 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 of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
  7. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedications of land for public use or instruments relating to the vacation of land impressed with public use.
  8. Conveyances made to correct descriptions in prior conveyances.
  9. The sale or exchange of parcels or tracts of land existing on the date of the amendatory Act into no more than two parts and not involving any new streets or easements of access.
  10. The sale of a single lot of less than 5.0 acres from a larger tract when a survey is made by an Illinois registered surveyor; provided, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973, and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land. Amended by P.A. 80-318, 1 eff. October 1, 1977.

CIRCLE THE NUMBER ABOVE WHICH IS APPLICABLE TO THE ATTACHED DEED.

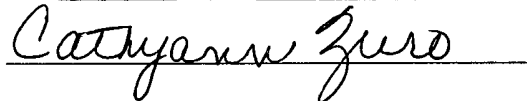
Affiant further states that he/she makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

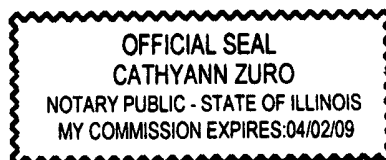
  
 Stephen L. Tague

  
 Barbara A. Tague

SUBSCRIBED and SWORN to before me

This 5<sup>th</sup> day of March, 2008.

  
 Cathyann Zuro



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## CERTIFICATION OF TRUST

The undersigned declare(s) under penalty of perjury under the laws of the state of execution that the following is true and correct:

- The Trust known as Tague Living Trust, dated March 6, 1998, is a valid and existing trust.
- The names of the settlors of the Trust are: Stephen L. Tague and Barbara A. Tague
- The names of the currently acting trustees are: Stephen L. Tague and Barbara A. Tague
- The trustees of the Trust have the following powers (initial applicable line(s)):  
 Power to acquire additional property.  
 Power to sell and execute deeds.  
 Power to encumber, and execute deeds of trust.  
 Other: \_\_\_\_\_
- The Trust is (check one):  Revocable  Irrevocable  
 If revocable, who may revoke the Trust? Stephen L. Tague and Barbara A. Tague
- Are all trustees required to execute the powers of the trustee?  Yes  No  
 If no, explain trustee's authority: \_\_\_\_\_
- Title to Trust assets is to be taken as follows: Tague Living TRUST dated March 6, 1998
- The Trust has not been revoked, modified or amended in any manner which would cause the representations contained herein to be incorrect.
- The trustees signing below are all of the currently acting trustees.
- The trustees signing below may be required to provide copies of excerpts from the original Trust documents which designate the trustees and confer the power to act in the pending transaction.

Dated: MARCH 5 2008

STEPHEN L. TAGUE  
Print Name:

BARBARA A. TAGUE  
Print Name:

STATE OF ILLINOIS  
COUNTY OF COOK

)  
) S.S.  
)

On March 5, 2008 before me, Stephen L. Tague, Barbara A. Tague personally appeared Stephen L. Tague, Barbara A. Tague personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature Cathyann Zuro



FOR NOTARY STAMP

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EXHIBIT "A"

The land referred to in this policy is situated in the State of IL, County of COOK, City of ORLAND PARK and described as follows:

Parcel 1:

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APN 27-29-214-051-0000