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After Recording Return to: Title Source Attn: Recording Team 27555 Farmington Road, Suite 300 Farmington Hills, MI 48334

File No. 56315651

Name & Address of Taxpayer: RODOLFO F. FERNANDO and ISABELITA M. FERNANDO 748 SOUTH WARREN AVENUE PALATINE, IL 60074

Tax ID No.: 02-24-406-055-0000

Doc#: 1210017031 Fee: \$88.00 Eugene "Gene" Moore RHSP Fee:\$10.00 Cook County Recorder of Deeds Date: 04/09/2012 11:44 AM Pg: 1 of 9

Office

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OULL	\sim	71. FTTAT	

(3) 56315651-1217564 STATE OF Illinois

STATE OF Illinois COUNTY OF COOK

WITNESSETH: That the said Grantors, for and in consideration of the sun of CNE and NO/100 (\$1.00) DOLLAR, cash in hand paid and other good and valuable consideration, the receipt of wnice is hereby acknowledged, have this day remise, release, quitclaim, grant, sell, and convey to the said Grantee following described real estate located in COOK County, Illinois:

SEE ATTACHED EXHIBIT "A"

Also known as: 748 SOUTH WARREN AVENUE, PALATINE, IL 60074

Property Tax ID No.: 02-24-406-055-0000

SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

Prior instrument reference: ______, Recorded: _____

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee and unto Grantee's heirs, administrators, successors or assigns, forever in FEE SIMPLE.

And that said conveyance does not render the grantor insolvent nor is it for the purpose of defrauding any of grantor's creditors.

AFFIX TRANSFER TAX STAMP

OR

Exempt under provisions of Paragraph e

Section 31-45; Real Estate Transfer Tax Act

Date Buyer, Selfer or Representative

129

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Assessor's parcel No. 02-24-406-055-0000

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

	Isabelita 10 Ternando
	ISABELITA M. FERNANDG
	Orc
	STATE OF JULY 2015
	COUNTY OF COOK
	I, the undersigned, a Notary Public in and on sad County, in the State aforesaid, DO HEREBY CERTIFY THAT
	subscribed to the foregoing instrument, appeared before methis day in person, and acknowledged that he/she/they
	signed, sealed and delivered said instrument as his/her/their free and voluntary act, for the purposes therein set forth including the release and waiver of the right of homestead.
	Given under my hand and notarial seal, this 9th day of 12 to 12
	Given under my hand and notarial seal, this
	Notary Public
_	My commission expires 5/3/14 OFFICIAL CALL O
	My commission expires 3/3/14 OFFICIAL CALL NO STATE OF THE PROPERTY OF THE PR
	STATE OF Trundant STATE OF TRU
	STATE OF Trunds (Notary Public Expires in My Commission Expires Expires in My Commission Expires Expires Expires Expires
	I, the undersigned, a Notary Public in and on said County, in the State aforesaid, DO HEREBY CERTIFY THAT
	15 ABELLA M- Teleparos is personally known to me to be the same person whose name(s) is/are
	subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered said instrument as his/her/their free and voluntary act, for the purposes therein set forth,
	including the release and waiver of the right of homestead.
	Given under my hand and notarial seal, this 973 day of work, 2012
	Notary Public -
	My commission expires
	OFFICIAL SEAL OF
	OFFICIAL SEAL OFFICI
	Notary of the state of the stat

1210017031 Page: 3 of 9

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MUNICIPAL TRANSFER STAMP (If Required) COOK COUNTY/ILLINOIS TRANSFER STAMP

Name & Address of Prep.

FRANK P. DEC, Este 8940 Main Street
Clarence, NY 14031

1210017031 Page: 4 of 9

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EXHIBIT A LEGAL DESCRIPTION

LAND SITUATED IN THE COUNTY OF COOK IN THE STATE OF IL:

THE SOUTH 1/2 OF LOT 73 IN ROBERT BARTLETT'S ARLINGTON CREST ESTATES, BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 24, AND PART OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN. ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 5, 1939 AS DOCUMENT NO. 1378407, IN COOK COUNTY, ILLINOIS.

PARCEL ID NO: 02-24-406-055-0000

KNOWN

COOK

COUNTY

CLOTTES

OFFICE

OFFICE

TENDER

TO THE COUNTY

TO THE COUNT PROPERTY COMMONLY KNOWN AS: 748 SOUTH WARREN AVENUE, PALATINE, IL 60074

1632 3/27/2012 77607106/3

1210017031 Page: 5 of 9

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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 MANCH 9 13, 20 tz
Signature & Police & F. Fernando & Rasbilta M. Jurnando Grantor or Aggin
Subscribed and sworn to before me JEFFREN J. STEVENS
By the said Pasifo & Farmana & Isabelitam, Farmano October State of Illinois This 9th, day of march . 20 Fz Notary Public
The grantee or has agent affirms and verices 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 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.
Signature: Podo Po Fruando, Tuesto Se Labelita M. Lemando Trustee
Subscribed and sworn to before me JEFFRENT, FERENT OFFICIAL SEAL OFFICIAL SEAL OFFICIAL SEAL
By the said Robol Fo F. Fernance of Itaner To M. Fernance OFFICIAL SEAL JEFFREY J STEVENS JEFFREY J STEVENS Notary Public - State of Illinois
Note: Any person who knowingly submits a false statement concerning the identity of a Grance strip 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 provisions of Section 4 or no Illinois Real Estate Transfer Tax Act.)

1210017031 Page: 6 of 9

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Prepared by: Title Source 1450 Long Lake Rd. Suite 400 Troy, MI 48098

Exhibit B

CERTIFICATION OF TRUST

I/We Rodolfo F. Fernando, Trustee(s), hereby confirm and attest to the following facts and circumstances relative to the below mentioned trust:

- 1. Name of trust: The Rodolfo F. Fernando Living Trust is currently in existence and was created on May 7, 1994.
- 2. The trust was established by: Rodolfo F. Fernando
- 3. The current trustee(s) of the trust is/are: Rodolfo F. Fernando
- 4. The power s) granted to the trustee(s) include:
 - The nower to sell, convey and exchange the real property which is the subject of this transaction. **x Yes** ____No
 - The power to borrow money as well as mortgage and encumber the subject property vitin a deed of trust. <u>x</u> Yes ____No.
- 5. The trust is **Revocable** and 17 revocable by the following party(ies): **Rodolfo F. Fernando**
- 6. Describe which trustees or combination thereof which are authorized to exercise the powers mentioned in paragraph (i. i. i.) the trust has multiple trustees and less than all the trustees are going to execute the deciments necessary to complete this transaction:

 Rodolfo F. Fernando
- 7. The trust identification number is as follows (Last Four Digits of SS#, etc.) 1536
- 8. Title to trust assets shall be taken in the following fashion: Quitclaim Deed

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

1210017031 Page: 7 of 9

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Prepared by: Title Source 1450 Long Lake Rd. Suite 400 Troy, MI 48098

ExhibitC

CERTIFICATION OF TRUST

I/We Isabelita M. . Fernando, Trustee(s), hereby confirm and attest to the following facts and circumstances relative to the below mentioned trust:

- 1. Name of trust: The Isabelita M. Fernando Living Trust is currently in existence and was created on May 7, 1994.
- 2. The trust was established by Isabelita M. Fernando
- 3. The current trustee(s) of the trust is/are: Isabelita M. Fernando
- 4. The power(s) granted to the trustee(s) include:
 - The power to sell, convey and exchange the real property which is the subject of this transaction. **x** Yes ____No
 - The power to borrow money as well as mortgage and encumber the subject property with a deed of trust. <u>x</u> Yes ____No.
- 5. The trust is **Revocable** and is revocable by the following party(ies): **Isabelita M. Fernando**
- 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:

Isabelita M. Fernando

- 7. The trust identification number is as follows (Last Four Digits of SS#, etc.) 6355
- 8. Title to trust assets shall be taken in the following fast aca: Quitclaim Deed

The undersigned trustee(s) hereby declare(s) under penalty 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.

or the eartenity acting trustees who declare the above to be true and correct.	
Isabelita M. Fernando, Trustee Isabelita M. Fernando, Trustee	
Date: $3/9/12$	
STATE OF ILLAND	
COUNTY OF Cos x	
On 3/9/n, before me personally appeared Isabelita M. Fernando, to be known to be the person(s) described in and who executed the foregoing instrument and acknowledge that he/she/they executed the same as his/her/their free act and deed.	own d
Notary Signature County, County, OFFICIAL SEAL OFFICIAL SEAL OFFICIAL SEAL OFFICIAL SEAL OFFICIAL SEAL OFFICIAL SEAL Notary Junior JEFFREY J STEVENS JEFFREY J STEVENS JEFFREY J STEVENS Notary Public State of Illinois Notary Public Sexpires May 5, 2014 Notary Public Expires May 5, 2014 Notary Public Seal Notary	Ĺ

1210017031 Page: 8 of 9

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AFFIDAVIT - PLAT ACT

	RECORDER OF COOK COUNTY
STA	ATE OF
CO	UNTY OF _COOK)
RC WA	DOLFO F. FERNANDO AND ISABELITA M. FERNANDO, being duly sworn on oath, states that he/she resides at 748 SOUTH ARREN 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 wayfor 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 convoyances.
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.
CIF	RCLE THE NUMBER OF ALL APPLICABLE STATEMENTS ABOVE.
to a	ant further states that he/she makes this affidavit for the purpose of inducing the Recorder of Deeus of Cook County, Illinois, accept the attached deed for recording, and that all local requirements applicable to the subdivision of land are met by the ached deed and the tract described therein.
	RODOLFO F. FERNANDO AND ISABELITA M. FERNANDO
su	BSCRIBED AND SWORN to before me this // day of March , 20/2, RODOLFO F. FERNANDO AND ISABELITA M. FERNANDO
1	7 (7)

Notary Public

"OFFICIAL SHAL"
FRED L. EVERETT
Notary Public, State of Hilmola
My Commission Expires 01/04/14

1210017031 Page: 9 of 9

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Recording Requested by & When Recorded Return To: **Indecomm Global Services** 2925 Country Drive St. Paul, MN 55117

QUIT CLAIM DEED

Ocument Title)

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County Clert's Office