



Doc#: 1229719076 Fee: \$46.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 10/23/2012 11:08 AM Pg: 1 of 5

After Recording Return to:

RETURN TO:
WORLDWIDE RECORDING, INC.
9801 LEGLER RD
LENEXA, KS 66219
1-800-316-4682

Mail Tax Statements To:
John P. Sullivan
Sonal B. Sullivan
1515 Wilmette Avenue
Wilmette, IL 60091-2450

This space for recording information only

Village of Wilmette
Real Estate Transfer Tax
Exempt - 10225
Issue Date

EXEMPT

OCT 8 2012

Exempt under provisions of §E, §31-45
Of the Real Estate Transfer Tax Law
(35 ILCS 200/31-45)
10-11-12
Date Buyer, Seller or Representative

Property Tax ID#: 05-33-4-4-007-0000

TRUSTEE'S DEED
[The purpose of this deed is to remove property from trust]

THIS INDENTURE, made this 14 day of July 2012, between JOHN P. SULLIVAN, as Trustee of The John P. Sullivan Trust Dated April 26, 2010, an undivided one-half interest, as joint tenant, and SONAL B. SULLIVAN, as Trustee of The Sonal B. Sullivan Trust Dated April 26, 2010, an undivided one-half interest, as joint tenant, residing at 1515 Wilmette Avenue, Wilmette, IL 60091-2450, acting under the provisions of Deed or Deeds in Trust, duly recorded and delivered in pursuance of a certain trust agreement April 26, 2010, and any amendments thereto, "GRANTORS", and JOHN P. SULLIVAN and SONAL B. SULLIVAN, husband and wife as tenants by the entirety, residing at 1515 Wilmette Avenue, Wilmette, IL 60091-2450, "GRANTEES".

WITNESSETH, that said Grantors, in consideration of the sum of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, does hereby convey and claim unto said Grantees, the following described real estate, situated in Cook County, Illinois, to-wit:

LOT 5 IN PETER STEFFENS' ADDITION TO WILMETTE, BEING A SUBDIVISION OF THE EAST 5.7 CHAINS OF THAT PART NORTH OF BAUER'S ADDITION OF LOT 1 OF THE COUNTY CLERK'S DIVISION OF THAT PART OF THE EAST FRACTIONAL SECTION 33, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, SOUTH OF THE PUBLIC ROAD IN COOK COUNTY, ILLINOIS.

SUBJECT TO ALL MATTERS OF RECORD.

BEING THE SAME PROPERTY CONVEYED TO JOHN P. SULLIVAN, AS TRUSTEE OF THE JOHN P. SULLIVAN TRUST DATED APRIL 26, 2010, AN UNDIVIDED ONE-HALF

Tax ID: 05-33-404-007-0000

S Y
P 5
S H
M H
SC Y
E Y
INT 97

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INTEREST, AS JOINT TENANT, AND SONAL B. SULLIVAN, AS TRUSTEE OF THE SONAL B. SULLIVAN TRUST DATED APRIL 26, 2010, AN UNDIVIDED ONE-HALF INTEREST, AS JOINT TENANT BY DEED FROM JOHN P. SULLIVAN AND SONAL B. SULLIVAN, HUSBAND AND WIFE AS TENANTS BY THE ENTIRETY DATED 04/26/2010 AND RECORDED 05/25/2010 AS DOCUMENT NO. 1014549018 IN THE OFFICIAL RECORDS OF COOK COUNTY, ILLINOIS.



Property Address: 1515 Wilmette Avenue, Wilmette, IL 60091-2450
The legal description was obtained from a previously recorded instrument.

Together with the tenements and appurtenances belonging TO HAVE AND TO HOLD the same unto said Grantees, and to the property use, benefit and behoof forever of said Grantees.

This deed is executed by the Grantors, as Trustees, as aforesaid, pursuant to and in the execution of the power and authority granted to and vested in it by the terms of said Deed or Deeds of Trust and the provisions of said Trust Agreement above as mentioned and of every other power and authority thereunto existing. This deed is made subject to the terms, of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

IN TESTIMONY WHEREOF, WITNESS the signatures of the Grantor of the date first written above.

GRANTORS:

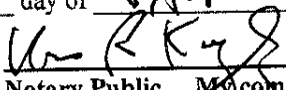
	
_____ JOHN P. SULLIVAN, Trustee of The John P. Sullivan Trust Dated April 26, 2010, an undivided one-half interest	_____ SONAL B. SULLIVAN, Trustee of The Sonal B. Sullivan Trust Dated April 26, 2010, an undivided one-half interest

STATE OF ILLINOIS) COUNTY OF COOK

I, THOMAS R. KOPECKY, a Notary Public in and for said County and State aforesaid, DOES HEREBY CERTIFY that JOHN P. SULLIVAN, Trustee of The John P. Sullivan Trust Dated April 26, 2010, an undivided one-half interest, as joint tenant, and SONAL B. SULLIVAN, Trustee of The Sonal B. Sullivan Trust Dated April 26, 2010, an undivided one-half interest, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, 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, including the release and waiver of the right of homestead.

Given under my and official seal this 19 day of JAN, 2012.





Notary Public My commission expires:
5.9.2012
Thomas R. Kopecky

Preparer makes no representations as to the validity of the trust document, has not been provided with a copy of the trust document, is unaware of its contents or provisions and makes no warrants or representations as to the fiduciary duties of said trustee. This instrument was prepared without benefit of a title search or examination, and title is neither warranted nor guaranteed by preparer. No title search was performed on the subject property by this preparer. The preparer expresses no opinion as to the title the Grantee(s) will receive. The preparer has not had any contact with the Grantor(s) nor Grantee(s) herein. No legal advice was given to any party herein. Information contained in this instrument was provided to preparer by an agent for said Grantor and/or Grantee. The preparer of this deed makes no representation as to the status of the title; property use; any zoning regulations concerning described property herein conveyed; or any matter except the validity of the form of this instrument. No boundary survey was made at the time of this conveyance. PREPARER IS NOT RESPONSIBLE FOR CLOSING, the execution of this document, the validity of any power of attorney, if one is being used, the collection of taxes nor the recording of this instrument. Preparer not responsible for typed or hand written additions made to this instrument after its preparation. This instrument was prepared under the supervision of: P. DeSantis, Esq. 235 West Brandon Blvd., #191, Brandon, Florida 33511 866-755-6300

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Certificate of Trust

The undersigned Trustor and Trustee hereby certify the following:

1. This Certificate of Trust refers to: The John P. Sullivan Trust Dated April 26, 2010
2. The address of the Trustor: 1515 WILMETTE AVE WILMETTE, IL
3. the initial Trustee of the Trust is: JOHN P. SULLIVAN
4. The present Trustee is: JOHN P. SULLIVAN
5. When I am serving as Trustee under this Trust, I may only conduct business and act on behalf of the Trust with the consent of the other acting Trustee(s) or Co-Trustee(s), if applicable.
6. The Trustee under the Trust Agreement is authorized to acquire, sell, convey, encumber, lease, borrow, manage and otherwise deal with interests in real and personal property in my Trust Name. All powers of my Trustee are fully set forth in Article _____ of the Trust Agreement.
7. The Trust has not been revoked and there have been no amendments limiting the powers of the Trustee over trust property.
8. No person or entity paying money to or delivering property to the Trustee shall be required to see to its application. All persons relying on this document regarding the Trustee and their powers over trust property shall be held harmless for any resulting loss or liability from such reliance. A copy of this certificate of Trust shall be just as valid as the original.

The undersigned certify that the statements in this Certificate of Trust are true and correct and that it was executed in the County of COOK, IL on 1-14-12

GRANTOR:

John P. Sullivan
 JOHN P. SULLIVAN, as Trustee of The John P. Sullivan Trust Dated April 26, 2010, an undivided one-half interest

STATE OF ILLINOIS) COUNTY OF COOK

I, THOMAS R. KOPECKY, a Notary Public in and for said County and State aforesaid, DOES HEREBY CERTIFY that JOHN P. SULLIVAN, as Trustee of The John P. Sullivan Trust Dated April 26, 2010, an undivided one-half interest, as joint tenant, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my and official seal this 14 day of JAN, 2012.

Thomas R. Kopecky
 Notary Public My commission expires:
Thomas R. Kopecky



UNOFFICIAL COPY

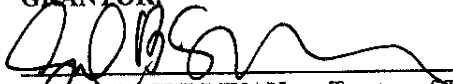
Certificate of Trust

The undersigned Trustor and Trustee hereby certify the following:

1. This Certificate of Trust refers to: The Sonal B. Sullivan Trust Dated April 26, 2010
2. The address of the Trustor: (115 WILMSTON AV & WILMSTON, IL)
3. the initial Trustee of the Trust is: SONAL B SULLIVAN
4. The present Trustee is: SONAL B. SULLIVAN
5. When I am serving as Trustee under this Trust, I may only conduct business and act on behalf of the Trust with the consent of the other acting Trustee(s) or Co- Trustee(s), if applicable.
6. The Trustee under the Trust Agreement is authorized to acquire, sell, convey, encumber, lease, borrow, manage and otherwise deal with interests in real and personal property in my Trust Name. All powers of my Trustee are fully set forth in Article _____ of the Trust Agreement.
7. The Trust has not been revoked and there have been no amendments limiting the powers of the Trustee over trust property
8. No person or entity paying money to or delivering property to the Trustee shall be required to see to its application. All person relying on this document regarding the Trustee and their powers over trust property shall be held harmless for any resulting loss or liability from such reliance. A copy of this certificate of Trust shall be just as valid as the original.

The undersigned certify that the statements in this Certificate of Trust are true and correct and that it was executed in the County of COOK, IL on 1-14-12

GRANTOR:



SONAL B. SULLIVAN, as Trustee of The Sonal B. Sullivan Trust Dated April 26, 2010, an undivided one-half interest

STATE OF ILLINOIS) COUNTY OF COOK

I, Thomas R. Kopeccky, a Notary Public in and for said County and State aforesaid, DOES HEREBY CERTIFY that SONAL B. SULLIVAN, as Trustee of The Sonal B. Sullivan Trust Dated April 26, 2010, an undivided one-half interest, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my and official seal this 14 day of MAY, 2012

Thomas R. Kopeccky
Notary Public My commission expires:
Thomas R. Kopeccky



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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 authorize 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 1-14-12, 2012.

Signature: [Handwritten Signature]
Grantor or Agent John P. Sullivan
Sonal B. Sullivan

Subscribed and sworn to before me by the said JOHN P. SULLIVAN & SONAL B. SULLIVAN this 14 day of JAN, 2012

Notary Public [Handwritten Signature]
Thomas R. Kopeccky



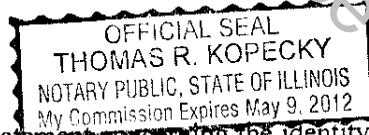
The Grantee of his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 title to real estate under the laws of the State of Illinois.

Dated 1-14, 2012

Signature: [Handwritten Signature]
Grantee or Agent John P. Sullivan
Sonal B. Sullivan

Subscribed and sworn to before me by the said JOHN P. SULLIVAN & SONAL B. SULLIVAN this 14 day of JAN, 2012

Notary Public [Handwritten Signature]
Thomas R. Kopeccky



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.

(Attached 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.)