

UNOFFICIAL COPY

WARRANTY DEED

MAIL TO:

Phil Berman, Jr.
121 N. Marion Street
Oak Park, Illinois 60301

NAME & ADDRESS OF TAXPAYER:

Phil Berman, Jr., Trustee
121 N. Marion Street
Oak Park, Illinois 60301



Doc#: 1233216136 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/27/2012 04:03 PM Pg: 1 of 3

The grantor, PHIL BERMAN, a married man, of Oak Park, Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, conveys and warrants to PHIL BERMAN, JR. AS TRUSTEE OF THE PHIL BERMAN, JR. TRUST DATED DECEMBER 5, 1989 AS AMENDED AND RESTATED, the following described Real Estate situated in the County of Cook, State of Illinois:

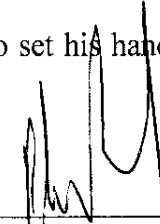
THE EAST 125 FEET OF LOT 14 IN BLOCK 7 IN VILLAGE OF RIDGELAND, BEING A SUBDIVISION OF THE EAST ½ OF THE EAST ½ OF SECTION 7, ALSO THE NORTHWEST ¼ AND THE WEST ½ OF THE WEST ½ OF THE SOUTHWEST ¼ OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: covenants, conditions and restrictions of record.

Permanent Real Estate Index Number: 16-17-205-020-0000

Address of Real Estate: 403 N. Ridgeland Avenue, Oak Park, IL 60304

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal this 15th day of October, 2012.



PHIL BERMAN, JR. (Seal)

This Deed is exempt under 35 ILCS 200/31-45(e) of the Illinois Real Estate Transfer Act.
This Deed is exempt under Sections 74-106(5) of the Cook County, Illinois Real Estate Transfer Tax.

EXEMPTION APPROVED

FINANCE DEPARTMENT

RECEIVED
VILLAGE OF OAK PARK

NOV 20 2012

DEPARTMENT OF FINANCE
RECORDS COORDINATOR

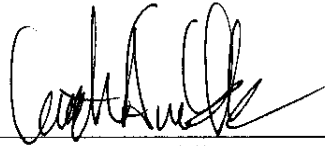
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STATE OF ILLINOIS)
) SS.
 COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that PHIL BERMAN, JR., a married man, 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 his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 15th day of OCTOBER, 2012.

My commission expires OCTOBER 15, 2016
 2012



Notary Public

This instrument was prepared by
 Kenneth A. von Kluck, Howard & Howard Attorneys, PLLC
 200 South Michigan Avenue, Ste 100
 Chicago, Illinois 60604



EXEMPTION APPROVED

FINANCE DEPARTMENT

RECEIVED
 VILLAGE OF OAK PARK

NOV 20 2012

DEPARTMENT OF FINANCE
 RECORDS COORDINATOR

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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 October 15, 2012

Signature: [Handwritten Signature]

Grantor or Agent



Subscribed and sworn to before me
By the said Agent, Kenneth A. von Kluck
This 15th day of October, 2012
Notary Public [Handwritten Signature]

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 title to real estate under the laws of the State of Illinois.

Date October 15, 2012

Signature: [Handwritten Signature]

Grantee or Agent



Subscribed and sworn to before me
By the said Agent, Kenneth A. von Kluck
This 15th day of October, 2012
Notary Public [Handwritten Signature]

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