

# UNOFFICIAL COPY

## Warranty Deed in Trust (Individual to Trust)

THIS DOCUMENT WAS PREPARED BY:

Margot Gordon  
Monahan Law Group, LLC  
55 West Monroe Street  
Suite 3700  
Chicago, IL 60603

WHEN RECORDED MAIL TO:

Margot Gordon  
Monahan Law Group, LLC  
55 West Monroe Street  
Suite 3700  
Chicago, IL 60603

SEND TAX NOTICES TO:

Angelo Arnold, Trustee  
2906 East 77<sup>th</sup> Street  
Chicago, Illinois 60649



Doc#: 1412010035 Fee: \$42.00  
RHSP Fee: \$9.00 RPPF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 04/30/2014 04:07 PM Pg: 1 of 3

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

THE GRANTOR, Angelo B. Arnold, of City of Chicago, County of Cook, State of Illinois for and in consideration of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to Angelo Arnold, of County of Cook State of Illinois, not individually but solely as Trustee of the Angelo Arnold Trust dated July 25, 2013 or his successor in trust GRANTEE, the following described Real Estate situated in the County of Cook and State of Illinois to wit: (See page 2 for legal description) hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. SUBJECT TO: (See page 2 for subject to).

PERMANENT REAL ESTATE INDEX NUMBER:  
ADDRESS OF REAL ESTATE:

21-30-405-010-0000  
2906 East 77<sup>th</sup> Street, Chicago, Illinois 60649

DATED this 5<sup>th</sup> day of MARCH, 2014.

Angelo B Arnold  
Arnold, Angelo B.

State of Illinois, County of Cook ss.

I, the undersigned, a Notary Public in and for such County, in the State aforesaid, DO HEREBY CERTIFY that Angelo B. Arnold, 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 such 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 hand and official seal, this 5<sup>th</sup> day of March 2014.

Commission expires: 8/27, 2014.

Margot Gordon  
NOTARY PUBLIC



City of Chicago  
Dept. of Finance  
665646



Real Estate  
Transfer  
Stamp  
\$0.00

4/30/2014 15:55  
dr00764

Batch 7,999,132

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Legal Description

of premises commonly known as: 2906 East 77<sup>th</sup> Street, Chicago, Illinois 60649

THE EASTERLY 40 FEET OF THE WESTERLY 100 FEET OF LOT 139 IN DIVISION NO 1 OF WESTFALL'S SUBDIVISION OF 208 ACRES BEING THE EAST ½ OF THE SOUTH WEST ¼ AND THE SOUTH EAST FRACTIONAL ¼ OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY ILLINOIS

SUBJECT TO: any covenants, conditions and restrictions of record.

The conveyance of this property is exempt from the imposition of transfer tax in accordance with 35 ILCS 200/31-45(e).

margot Gordon Date 3/5/14  
Margot Gordon, Attorney and Agent

Property of Cook County Clerk's Office

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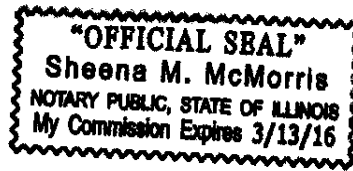
## STATEMENT BY GRANTOR AND GRANTEE

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 April 8, 2014

Signature: Margot Gordon  
Grantor or Agent

Subscribed and sworn to before me  
By the said Margot Gordon  
This 8<sup>th</sup> day of April, 2014  
Notary Public Sheena M. McMorris

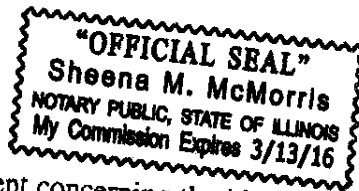


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 April 8, 2014

Signature: Margot Gordon  
Grantee or Agent

Subscribed and sworn to before me  
By the said Margot Gordon  
This 8<sup>th</sup> day of April, 2014  
Notary Public Sheena M. McMorris



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.)