

# UNOFFICIAL COPY

**This Warranty Deed** made and executed the March 14, 2016 by Rosemary A. Rigali, Trustee of the Rigali Family Revocable Trust - Agreement dated February 6, 2007 hereinafter called the grantor, to Rosemary A. Rigali as trustee of the Rosemary A. Rigali Trust dated February 22, 2016, whose address is One N. Dee Rd., Unit 1C Park Ridge, IL 60068 hereinafter called the grantee.

**Witnesseth:** That the grantor, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt whereof is hereby acknowledges, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Cook County, Illinois, viz:

UNIT 1C, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: THE SOUTH 5 FEET OF LOT 24 AND ALL OF LOT 25 IN PARK LAKE ESTATES, UNIT NO. 4, BEING A SUBDIVISION OF PART OF THE SOUTH 20 ACRES OF THE WEST 50 ACRES OF THE SOUTHEAST ¼ OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF REGSITERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS, ON SEPTEMBER 20, 1960 AS LR 1943410 IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM FILED AS LR 2332627 AND AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Grantor hereby warrants that property herein described is not now nor has it ever been homestead property nor contiguous thereto.

**Together** with all of the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**To Have and To Hold**, the same in fee simple forever.

**And** the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against lawful claims of all persons whomsoever; and that said land is free from all encumbrances, except, taxes accruing subsequent to December 31, 2005, easements, restrictions, and reservations of record.

Property Address: One N. Dee Rd., Unit 1C Park Ridge, IL 60068  
PIN: 09-27-417-084-1003



1620450050

Doc#: 1620450050 Fee: \$42.00

RHSP Fee: \$9.00 RPRF Fee: \$1.00

Affidavit Fee: \$2.00

Karen A. Yarbrough

Cook County Recorder of Deeds

Date: 07/22/2016 01:12 PM Pg: 1 of 3

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This property transfer exempt in accordance with the provisions of 35/ILCS 200/31-45 (e).

[Signature]  
Robert Mondo, Esq.  
Attorney for Grantor

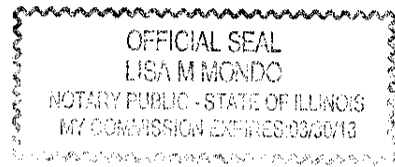
3/17/16  
Date

**In Witness Whereof**, the said grantor have signed and sealed these presents the day and year first above written.

Witness:  
[Signature]  
Witness #1

Rosemary A. Rigali  
Rosemary A. Rigali, Grantor

State of Illinois )  
County of Cook ) ss.



On this date 3/14, 20 16, personally appeared before me, a notary public, Rosemary A. Rigali, personally known by me or who has satisfactorily proved to me to be the signer of the above instrument, and acknowledged that he/she executed the same.

3/30/18  
My commission expires

[Signature]  
Notary Public

Send Future Tax Bills to:  
Rosemary A. Rigali  
One N. Dee Rd., Unit 1C  
Park Ridge, IL 60068

Send Filed Deed to:  
Robert Mondo  
P.O. Box 72668  
Roselle, IL 60172

Document Prepared by:  
Robert Mondo, Esq.  
P.O. Box 72668  
Roselle, IL 60172



CITY OF PARK RIDGE  
REAL ESTATE  
TRANSFER STAMP  
NO. 42276

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## STATEMENT BY GRANTOR AND GRANTEE

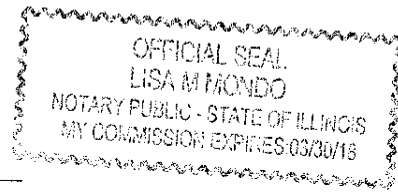
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in land trust is either a. natural person, and Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 3/14, 2016 Signature: Rosemary A. Rigali  
Grantor

Subscribed and sworn to before me by the said Rosemary A. Rigali

this 14 day of March, 2016.

NOTARY PUBLIC Lisa Mondo



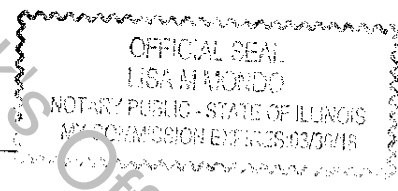
The Grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a partnership authorized to do business or entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Date 3/14, 2016 Signature: Rosemary A. Rigali  
Grantee

Subscribed and sworn to before me by the said Rosemary A. Rigali

this 14 day of March, 2016.

NOTARY PUBLIC Lisa Mondo



NOTE: Any person who knowingly submits a false statement concerning the identity of 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.)