

# UNOFFICIAL COPY

## TRUSTEE'S DEED

THIS INDENTURE, made this 12<sup>th</sup>  
day of September 2016 between

**ANN T. BRODY, not individually  
but as Trustee of the ANN  
THOMAS BRODY TRUST  
DATED APRIL 19, 2013,  
GRANTOR,**

AND

**ANN T. BRODY, not individually  
but as Trustee of the, JACOB  
ALLAN BRODY  
IRREVOCABLE FAMILY  
TRUST, GRANTEE,**



Doc# 1627434061 Fee \$42.00  
RHSP Fee:\$9.00RPRF Fee \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/30/2016 01:32 PM Pg: 1 of 3

WITNESSETH, that Grantor, in consideration of the sum of TEN and NO/100 (\$10.00) Dollars, and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor as said Trustee and of every other power and authority the Grantor hereto enabling, do hereby **CONVEY** and **WARRANT** unto the Grantee, the following described real estate, situated in the County of Cook and State of Illinois to wit:

### LEGAL DESCRIPTION:

LOT 5 IN QUENTIN WOODS SUBDIVISION BEING A RESUBDIVISION OF LOTS 14, 15 AND 16 IN BLOCK 5 IN "ARTHUR T. MC INTOSH AND COMPANY'S NORTHWEST ACRES UNIT NO. 2", BEING A SUBDIVISION IN THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 22, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 18, 1989 AS DOCUMENT NUMBER 89101807, IN COOK COUNTY, ILLINOIS.

**SUBJECT ONLY TO THE FOLLOWING:** (a) general real estate taxes not due and payable; (b) covenants, conditions and restrictions of record; (c) building lines and public utility easements of record.

**PERMANENT INDEX NUMBER:** 02-22-114-042-0000

**ADDRESS OF REAL ESTATE:** 737 West Roanoke Court, Palatine, IL 60067

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IN WITNESS WHEREOF, the Grantor, as Trustee aforesaid, has hereunto set her hand and seal the day and year first above written.

The Grantor executes this deed as such Trustee and not individually, and is not to be held liable in her individual capacity in any way by reason of this deed. Any recourse under and by virtue of this deed shall be against the Trust estate only.

*Ann T Brody, Trustee*

ANN T. BRODY, as Trustee of the Ann Thomas Brody Trust Dated April 19, 1993

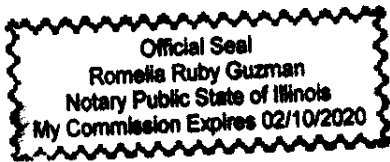
STATE OF ILLINOIS )  
  ) SS  
COUNTY OF COOK )

REAL ESTATE TRANSFER TAX		30-Sep-2016
		COUNTY: 0.00
		ILLINOIS: 0.00
		TOTAL: 0.00
02-22-114-042-0000   20160901664844   0-522-839-872		

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DOES HEREBY CERTIFY, that on this day personally appeared ANN T. BRODY, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act as such Trustee, for the uses and purposes therein set forth.

Given under by hand and official seal, this 12 day of September, 2016.

*Romelia Ruby Guzman*  
Notary Public



EXEMPT UNDER PROVISIONS OF PARAGRAPH E, SECTION 200/31-45 OF THE REAL ESTATE TRANSFER TAX ACT.  
DATED THIS 12 DAY OF September 2016.  
*For C.A.*  
AGENT

This instrument was prepared by:

Robert C. Ansani  
Leff & Cohen, Ltd.  
300 S. Wacker Drive, Suite 2400  
Chicago, IL 60606

After recording please send a copy and all subsequent tax bills to

Ann T. Brody, Trustee  
737 West Roanoke Court  
Palatine, IL 60067

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## GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY SECTION 35 ILCS 200/31-47

### GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another 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: 9 / 12 / 2014

SIGNATURE: *Robert C. Ansani*  
GRANTOR or AGENT

**GRANTOR NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

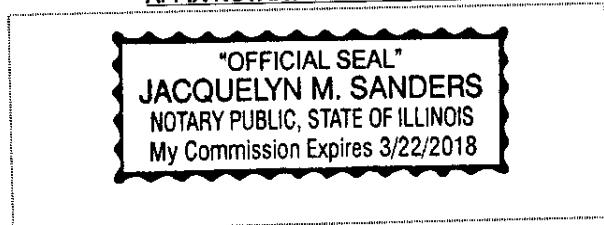
JACQUELYN M. SANDERS

By the said (Name of Grantor): ROBERT C. ANSANI

AFFIX NOTARY STAMP BELOW

On this date of: 9 / 12 / 2014

NOTARY SIGNATURE: *Jacquelyn M. Sanders*



### GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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: 9 / 12 / 2014

SIGNATURE: *Robert C. Ansani*  
GRANTEE or AGENT

**GRANTEE NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

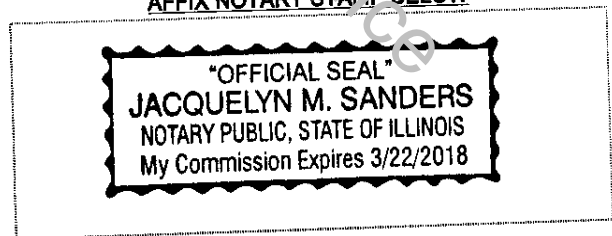
JACQUELYN M. SANDERS

By the said (Name of Grantee): ROBERT C. ANSANI

AFFIX NOTARY STAMP BELOW

On this date of: 9 / 12 / 2014

NOTARY SIGNATURE: *Jacquelyn M. Sanders*



### CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 Act: (35 ILCS 200/Art. 31)**)