

# UNOFFICIAL COPY

## QUITCLAIM DEED IN TRUST

THIS INDENTURE WITNESSESTH, that the GRANTOR, **Carmen Ocadiz**, an unmarried woman, of Oak Lawn, Cook County, Illinois, for and in consideration of Ten dollars, and other valuable consideration in hand paid, conveys and quitclaims to Carmen Ocadiz, as Trustee of the CARMEN OCADIZ RL TRUST, originally dated November 14, 2016, and all and every successor Trustee or Trustees, the entire interest in the following described Real Estate, to-wit:



Doc# 1632257135 Fee \$44.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/17/2016 02:28 PM PG: 1 OF 4

For recorder's use only

**Unit 3-301 in Crestline Arms Condominium as delineated on a survey of the following described real estate: Lots 1 to 13 in Crestline Arms, a Subdivision of part of the Northwest 1/4 of the Southeast 1/4 of the Northeast 1/4 of Section 10, Township 37 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.**

**Which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as Document 25410693 together with its undivided percentage interest in the CMEIS.**

Permanent Index Number: **24 - 10 - 225 - 036 - 1079**

Address: **9720 S. Karlov Ave., Unit 301, Oak Lawn, IL 60453**

situated in the County of Cook, in the State of Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of this State; to have and to hold the said premises with the appurtenances on the trusts and for the uses and purposes set forth in said trusts.

This deed is made to said Trustee, who shall have authority to make deeds; leases; leases of coal, oil, gas, and other minerals; easements; and other conveyances of said property without further showing of authority than this deed. All grantees of the Trustee are lawfully entitled to rely on this power to convey without further inquiry into the power of the Trustee unless the grantee has actual knowledge that the conveyance is a violation of the trust.

In no case shall any party dealing with said Trustee or successor Trustee or Trustees in relation to said premises be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity of expediency of any act of said Trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every

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deed, mortgage, lease, or other instrument executed by said Trustee in relation to said real estate shall be conclusive evidence in favor of every person relying on or claiming under any such conveyance, lease, or other instrument (a) that at the time of the delivery thereof the trust agreement was in full force and effect; (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions, and limitations contained in said trust agreement or in some amendment thereof and binding on all beneficiaries thereunder; (c) that said Trustee was duly authorized and empowered to execute and deliver every such deed, lease, mortgage, or other instrument; and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust has or have been properly appointed and is or are fully vested with all the title, estate, rights, powers, authorities, duties, and obligations of its, his, her, or their predecessor in trust.

EXEMPT UNDER PROVISIONS OF SECTION 31-45(e) OF THE REAL ESTATE TRANSFER TAX LAW, 35 ILCS 200/31-45(e).

[Signature]  
Representative

11-14-16  
Date

In Witness Whereof, the Grantor aforesaid has hereunto set her hand and seal on **November 14, 2016.**

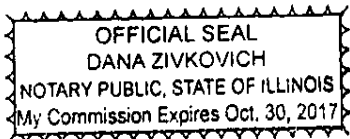
Carmen Ocadiz

Seal of Carmen Ocadiz

STATE OF ILLINOIS                    )  
  ) ss.  
COUNTY OF COOK                    )

I, Dana Zivkovich, a Notary Public in and for and residing in the said County in the State aforesaid do hereby certify that **Carmen Ocadiz**, personally known to me to be the person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed and delivered the said instrument as her free and voluntary act, and for the uses and purposes therein set forth, including right of homestead.

Given under my hand and Notarial Seal, this 14 day of November, 2016.



[Signature]  
Notary Public

This instrument prepared by Dana Zivkovich, Esq., 8 W. Main St., Glenwood, IL 60425.  
Mail tax bills to: Carmen Ocadiz, Trustee, 9720 S. Karlov Ave., #301, Oak Lawn, IL 60453

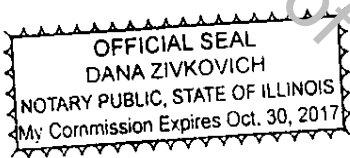
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## STATEMENT BY GRANTOR AND GRANTEE

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

Dated 11-14-16 Signature: *Carmen Ocadiz*  
Grantor or Agent

Subscribed and sworn to before me by the said Grantor/Agent CARMEN OCADIZ

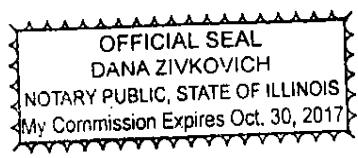


*[Signature]*  
Notary Public

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

Dated 11-14-16 Signature: *Carmen Ocadiz*  
Grantee or Agent

Subscribed and sworn to before me by the said Grantee/Agent CARMEN OCADIZ



*[Signature]*  
Notary Public

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 any subsequent offense.

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9446 SOUTH RAYMOND AVENUE, OAK LAWN, ILLINOIS, 60453  
 TELEPHONE: (708) 636-4400 | FACSIMILE: (708) 636-8606 | WWW.OAKLAWN-IL.GOV

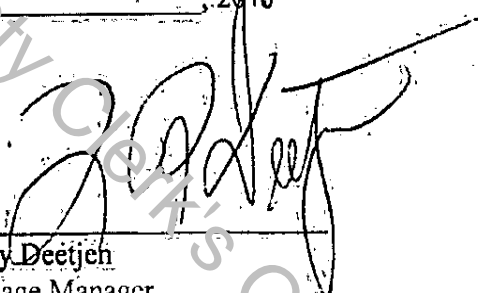
## CERTIFICATE OF REAL ESTATE TRANSFER TAX EXEMPTION

9720 S. KARLOV AVE, #301

Oak Lawn II 60453

This is to certify, pursuant to Section 20-65 of the Ordinance of the Village of Oak Lawn relating to a Real Estate Transfer Tax, that the transaction accompanying this certificate is exempt from the Village of Oak Lawn Real Estate Transfer Tax pursuant to Section(s) 1-D of said Ordinance

Dated this 17TH day of NOVEMBER, 2016

  
 \_\_\_\_\_  
 Larry Deetjen  
 Village Manager

DR. SANDRA BURY  
 VILLAGE PRESIDENT

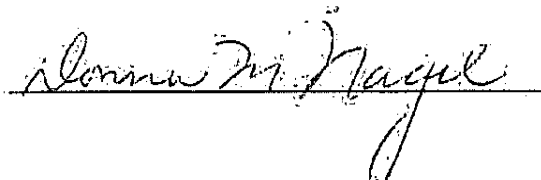
JANE M. QUINLAN, CMC  
 VILLAGE CLERK

LARRY R. DEETJEN, CM  
 VILLAGE MANAGER

VILLAGE TRUSTEES  
 MIKE CARBERRY  
 TIM DESMOND  
 ALEX G. OLEJNICZAK  
 BUD STALKER  
 ROBERT J. STREIT  
 TERRY VORDERER

SUBSCRIBED and SWORN to before me this

17TH Day of NOVEMBER, 2016

  
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