

THE GRANTORS, Jesus G. Rodriguez and Carmen T. Rodriguez husband and wife, of 6024 W. Grace Street, Chicago, Cook County, State of Illinois, for the consideration of Ten and No/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY and QUIT CLAIM an undivided 50% interest to Mario L. Rodriguez, not individually but as trustee of the Jesus G. Rodriguez Trust dated May 12, 2017, and an undivided 50% interest to Mario L. Rodriguez, not individually but as trustee of the Carmen T. Rodriguez Trust dated May 12, 2017, of 6024 W. Grace Street, Chicago, IL 60634, as Tenants by Entirety pursuant to 735 ILCS 5/12-112 and 765 ILCS 1005/1C, the following described Real Estate situated in the County of cook in the State of Illinois, to wit:



Doc# 1715106108 Fee \$42.00
RHSP FEE:\$9.00 RPRF FEE: \$1.00
AFFIDAVIT FEE: \$2.00
KAREN A. YARBROUGH
COOK COUNTY RECORDER OF DEEDS
DATE: 05/31/2017 12:50 PM PG: 1 OF 3

LOT 32 IN BLOCK 4 IN ALBERT J. SCHORSCH IRVING PARK BOULEVARD GARDENS, IN THE NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO PLAT FILED IN THE OFFICE OF THE REGISTRAR OF TITLES ON FEBRUARY 14, 1917, AS DOCUMENT 69920, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 13-20-112-032-0000
Address of Real Estate: 6024 W. Grace Street, Chicago, IL 60634

Together with the tenements and appurtenances thereunto belonging.

Jesus G. Rodriguez is the primary beneficiary of the Jesus G. Rodriguez Trust dated May 12, 2017, and Carmen T. Rodriguez is the primary beneficiary of the Carmen T. Rodriguez Trust dated May 12, 2017. The interests of Jesus G. Rodriguez and Carmen T. Rodriguez, husband and wife, to the homestead property commonly known as 6024 W. Grace Street, Chicago, IL 60634 is to be held as Tenants by the Entirety.



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 a 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 each said trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, mortgage, lease, or other instrument executed by any 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 any 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.


Mario L. Rodriguez as trustee of the Jesus G. Rodriguez Trust dated May 12, 2017 and also as trustee of the Carmen T. Rodriguez Trust dated May 12, 2017 hereby accepts the transfer of legal title of said property to the Jesus G. Rodriguez Trust and Carmen T. Rodriguez Trust.

CCRD REVIEW

BA

| REAL ESTATE TRANSFER TAX | | 31-May-2017 | |
|---|-----------|-------------|------|
|  | COUNTY: | | 0.00 |
|  | ILLINOIS: | | 0.00 |
| | TOTAL: | | 0.00 |

13-20-112-032-0000 | 20170501663684 | 1-899-014-592

| REAL ESTATE TRANSFER TAX | | 31-May-2017 | |
|---|----------|-------------|------|
|  | CHICAGO: | | 0.00 |
| | CTA: | | 0.00 |
| | TOTAL: | | 0.00 |

13-20-112-032-0000 | 20170501663684 | 1-168-133-824

* Total does not include any applicable penalty or interest due.

UNOFFICIAL COPY

DATED this 12th day of May, 2017

Jesus G. Rodriguez)
 Jesus G. Rodriguez)
Carmen T. Rodriguez)
 Carmen T. Rodriguez)

Mario L. Rodriguez
 Mario L. Rodriguez

State of Illinois) Exempt under provision of Section 31-45(e) of the
) ss. Real Estate Transfer Tax Law 35 ILCS 200/31-45(e)
 County of Cook) Date: May 12, 2017
 Representative Carmen T. Rodriguez

I, the undersigned, a Notary Public, DO HEREBY CERTIFY that Jesus G. Rodriguez and Carmen T. Rodriguez, as well as Mario L. Rodriguez personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 12th day of May, 2017.



Notary Public

This instrument was prepared by Generation Law, Ltd., 747 N. Church Road, Suite B4, Elmhurst, IL 60126

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| Mail to: Generation Law, Ltd. 747 N. Church Road, Suite B4 Elmhurst, IL 60126 | Send Subsequent tax bills to: Jesus G. Rodriguez and Carmen T. Rodriguez 6024 W. Grace Street Chicago, IL 60634 |
|--|--|

DEPT. OF COOK COUNTY Clerk's Office

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

The grantors or their agents affirm that, to the best of their knowledge, the names of the grantors shown on the deed or assignment of beneficial interest in a land trust are either natural persons, 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.

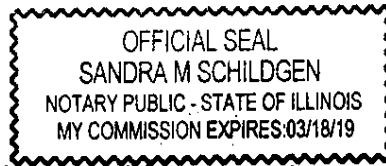
Dated: May 12th, 2017

Jesus G. Rodriguez
Jesus G. Rodriguez

Carmen T. Rodriguez
Carmen T. Rodriguez

Subscribed and sworn to before me this May 12th, 2017.

Notary Public



The grantees or their agents affirm and verify that the name of the grantees shown on the deed or assignment of beneficial interest in a land trust are either natural persons, 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.

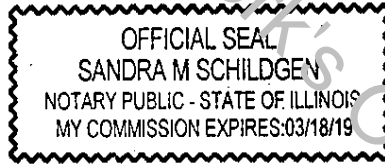
Dated: May 12th, 2017

Mario L. Rodriguez
Jesus G. Rodriguez as trustee of the Jesus G. Rodriguez Trust

Mario L. Rodriguez
Carmen T. Rodriguez
Carmen T. Rodriguez as trustee of the Carmen T. Rodriguez Trust
Mario L. Rodriguez

Subscribed and sworn to before me by this May 12th, 2017.

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 subsequent offenses.