

UNOFFICIAL COPY

3382428864
After Recording Return to:
Title Source, Inc.
662 Woodward Avenue
Detroit, MI 48226

③ Order Number:
63393446 4164080

Instrument Prepared by:
Kimberly Vereb, Esq.
1174 Red Dunes Run
Avon, IN 46123
IL Bar ID No. 6244816

Mail Tax Statements To:
Sandra J. Potts
9200 Whitehall Lane 32B
Orland Park, IL 60462

Tax Parcel ID#
27-15-301-028-1026

Record 3rd
80831250



Doc# 1725039166 Fee \$46.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 09/07/2017 02:16 PM PG: 1 OF 5

QUITCLAIM DEED

Tax Exempt under provision of Paragraph E Section 31-45 Property Tax Code, having a consideration less than \$100.00.

By: Sandra J. Potts, date 8-18-17
SANDRA J. POTTS

Dated this 18th day of August, 2017 WITNESSETH, that, **SANDRA J. POTTS**, an unmarried woman, hereinafter referred to as "GRANTOR," whether one or more, for and in consideration of the sum of TEN (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, the receipt of which is hereby acknowledged, does hereby CONVEY and QUITCLAIM unto **SANDRA J. POTTS**, as **Trustee under the provision of a Trust Agreement dated June 13, 2002 & known as THE SANDRA J. POTTS TRUST**, residing at 9200 Whitehall Lane, 32B Orland Park, IL 60462, hereinafter referred to as "GRANTEE," whether one or more, all the rights and the interest in the following described real estate, being situated in Cook County, Illinois, commonly known as 9200 Whitehall Lane, 32B, Orland Park, IL 60462, and legally described as follows, to wit:

The following described property:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Assessor's Parcel No: 27-15-301-028-1026

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

When Recorded Return To:
Indecomm Global Services
As Recording Agent Only
1260 Energy Lane
St. Paul, MN 55108

S Y
P SCC
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INT DR

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In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

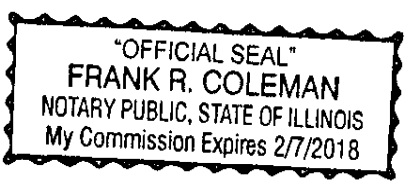
IN TESTIMONY WHEREOF, WITNESS the signature of the GRANTOR on the date first written above.

By: *Sandra J. Potts*
SANDRA J. POTTS

STATE OF Illinois)
)
COUNTY OF Cook) ss.

I, Frank R. Coleman, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that SANDRA J. POTTS, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/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 official seal this 18th day of August 2017.



Frank R. Coleman
Notary Public FRANK R. COLEMAN
My commission expires: 02/07/18

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EXHIBIT A

LEGAL DESCRIPTION

Unit 32-B together with its undivided percentage interest in the common elements in Village Square of Orland Condominium II as delineated and defined in the declaration recorded as Document 87655966, as amended in the Southwest 1/4 of Section 15, Township 36 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

Being the same property conveyed by Deed from WELLS FARGO BANK, N.A. to SANDRA J. POTTS, a single person, as Trustee under the provision of a Trust Agreement dated June 13, 2002 & known as THE SANDRA J. POTTS TRUST, dated July 26, 2006, recorded September 05, 2006 in Instrument No. 624805203.

Further Being the same property which SANDRA J. POTTS, a single person, as Trustee under the provision of a Trust Agreement dated June 13, 2002 & known as THE SANDRA J. POTTS TRUST, granted and conveyed to SANDRA J. POTTS, an unmarried woman, by deed dated August 18, 2017, recorded _____, as Instrument No. _____.

Parcel ID: 27-15-301-028-1026

Commonly known as: 9200 Whitehall Lane, 32B, Orland Park, IL 60462



U06441753

1632 8/28/2017 80831250/3

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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 August 18th, 2017.

Signature: *Sandra J. Potts*
Grantor or Agent

Signature: _____
Grantor or Agent

Subscribed and sworn to before me FRANK R. COLEMAN, NOTARY PUBLIC
by the said, SANDRA J. POTTS,
this 18th day of AUGUST, 2017.

Notary Public: *Frank R. Coleman*



The GRANTEE 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.

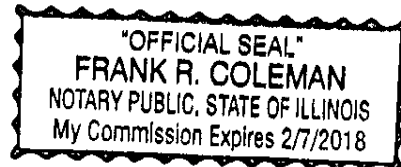
Dated August 18th, 2017.

Signature: *Sandra J. Potts*
Grantee or Agent *Trustee*

Signature: _____
Grantee or Agent

Subscribed and sworn to before me FRANK R. COLEMAN, NOTARY PUBLIC
by the said, SANDRA J. POTTS, TRUSTEE
this 18th day of AUGUST, 2017.

Notary Public: *Frank R. Coleman*



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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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AFFIDAVIT – PLAT ACT

RECORDER OF COOK COUNTY

STATE OF ILLINOIS)

ss

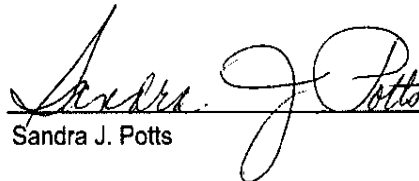
COUNTY OF COOK)

Sandra J. Potts, being duly sworn on oath, states that she resides at 9200 Whitehall Lane, 32B, Orland Park, IL 60462 that the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:


- ① The sale or exchange is of an entire tract of land not being a part of a larger tract of land
2. The division or subdivision of the land is into parcels or tracts of five acres or more of size, which does not involve any new streets, or easements of access.
3. The division is of lots or blocks of less than one acre in any recorded subdivision, which does not involve any new streets or easements of access.
4. The sale or exchange of land is between owners of adjoining and contiguous land.
5. The conveyance is of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance is of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance is of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. The conveyance is made to correct descriptions in prior conveyances.
9. The sale or exchange is of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access.
10. The sale is of a single lot of less than five acres from a larger tract, the dimensions and configurations of said larger tract having been determined by the dimensions and configurations of said larger tract on October 1, 1973, and no sale prior to this sale, or any lot or lots from said larger tract having taken place since October 1, 1973, and a survey of said single lot having been made by a registered land surveyor.

CIRCLE THE NUMBER OF ALL APPLICABLE STATEMENTS ABOVE.

Affiant further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of COOK County, Illinois, to accept the attached deed for recording, and that all local requirements applicable to the subdivision of land are met by the attached deed and the tract described therein.


 Sandra J. Potts

SUBSCRIBED AND SWORN to before me this 18th day of August, 2017.


 Notary Public
 My commission expires: 02/07/18

