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17320152150

Doc# 1732015215 Fee \$46.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/16/2017 04:02 PM PG: 1 OF 5

AFTER RECORDING RETURN TO:
GODEEDS, INC.
ATTN: LEGALZOOM DEPT.
8940 MAIN STREET
CLARENCE, NY 14031
File No. 518972730-45069162

Name & Address of Taxpayer:
BRUCE T. MORGAN AND SHEILA M. MORGAN
1918 PHEASANT TRAIL
INVERNESS, IL 60067

Tax ID No.: 02-20-200-023-0000

QUIT CLAIM DEED

THIS DEED made and entered into on this 14 day of ~~OCTOBER~~, 2016, by and between **BRUCE T. MORGAN AND SHEILA M. MORGAN, HUSBAND AND WIFE, NOT IN TENANCY IN COMMON, BUT IN JOINT TENANCY**, a mailing address of 1918 PHEASANT TRAIL, INVERNESS, IL 60067, hereinafter referred to as Grantor(s) and **BRUCE MORGAN AND SHEILA MORGAN, AS TRUSTEES OF THE BRUCE AND SHEILA MORGAN LIVING TRUST, DATED 9-16-2016**, a mailing address of 1918 PHEASANT TRAIL, INVERNESS, IL 60067, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ONE and NO/100 (\$1.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, have this day remise, release, quitclaim and convey to the said Grantee(s) the following described real estate located in COOK County, ILLINOIS:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

Also known as: 1918 PHEASANT TRAIL, INVERNESS, IL 60067

SUBJECT TO EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, AND LIMITATIONS OF RECORD, IF ANY.

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in FEE SIMPLE.

And that said conveyance does not render the Grantor(s) insolvent nor is it for the purpose of defrauding any of the creditors of the Grantor(s).

Vertical stamp with handwritten initials: S P S M S C W

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AFFIX TRANSFER TAX STAMP
OR
"Exempt under provisions of Paragraph e"
Section 31-45; Real Estate Transfer Tax Act

10-14-2016
Date

Bruce T. Morgan
Signature of Buyer, Seller or Representative

Tax ID No.: 02-20-200-023-0000

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

Bruce T. Morgan
BRUCE T. MORGAN

Sheila M. Morgan
SHEILA M. MORGAN

STATE OF IL
COUNTY OF Cook

I, the undersigned, a Notary Public in and of said County, in the State aforesaid, DO HEREBY CERTIFY THAT BRUCE T. MORGAN AND SHEILA M. MORGAN is personally known to me to be the same person whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered said instrument as his/her/their free and voluntary act, for the purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 14th day of October, 2016.

Brandon Ness
Notary Public
My commission expires: 3/20/2019



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MUNICIPAL TRANSFER STAMP (If Required) COOK COUNTY/ILLINOIS TRANSFER STAMP

Name & Address of Preparer:
ANNA PITTMAN, ESQ.
8940 MAIN STREET
CLARENCE, NY 14031
716-634-3405

Property of Cook County Clerk's Office

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EXHIBIT A
LEGAL DESCRIPTION

THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COUNTY OF COOK IN THE STATE OF ILLINOIS, TO-WIT:

LOT 42 IN TEMPLE WOODS OF INVERNESS, BEING A SUBDIVISION OF PARTS OF SECTIONS 20 AND 21, ALL IN TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 16, 1959 AS DOCUMENT NUMBER 17570240, IN COOK COUNTY, ILLINOIS.

APN: 02-20-200-023-0000

PROPERTY COMMONLY KNOWN AS: 1918 PHEASANT TRAIL, INVERNESS, IL 60067

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

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 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.

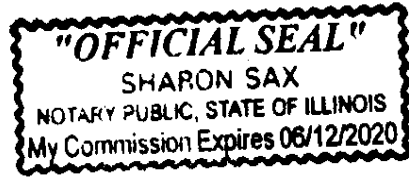
Dated OCT- 18, 2017

Signature: Bruce T Morgan
Grantor, or Agent

Subscribed and sworn to before me

By the said Bruce T MORGAN
This 18th day of OCTOBER, 2017

Sharon Sax
Notary Public
My commission expires: 6/12/2020



The Grantee or her/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 title to real estate under the laws of the State of Illinois.

Dated OCT. 18, 2017

Signature: Bruce Morgan
Grantee, or Agent

Subscribed and sworn to before me

By the said Bruce T MORGAN
This 18th day of OCTOBER, 2017

Sharon Sax
Notary Public
My commission expires: 6/12/2020

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