

# UNOFFICIAL COPY



\*1816434011D\*

Doc# 1816434011 Fee \$52.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 06/13/2018 09:46 AM PG: 1 OF 8

Commitment Number: 18345040

This instrument prepared by: Ross M. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 3805, Edwards Road, Suite 550 Cincinnati, Ohio 45209 (513) 247-9605.

After Recording, Send To:

Boston National Title LLC  
129 W Trade Street, 9th Floor  
Charlotte NC, 28202

Mail Tax Statements To: Richard A. Rinella, Jr. and Barbara J. Rinella: 321 Cumberland Avenue, Kenilworth, IL 60043

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER  
05-28-204-011-0000 & 05-28-204-012-0000

## GENERAL WARRANTY DEED

Exempt: Section 35 ILCS 200/31-45(3): consideration less than \$100

Richard A. Rinella, Jr., and Anne A. Rinella, now known as Anne R. Taube, not individually but as Co-Trustees under the provisions of the Richard A. Rinella Qualified Personal Residence Trust, as to an undivided fifty percent (50%) interest, and Richard A. Rinella, Jr., and Anne A. Rinella, now known as Anne R. Taube, not individually but as Co-Trustees under the provisions of the Barbara J. Rinella Qualified Personal Residence Trust, as to an undivided fifty percent (50%) interest, hereinafter grantors, whose tax-mailing address is 321 Cumberland Avenue, Kenilworth, IL 60043, for \$0.00 (Zero Dollar and Zero Cents) in consideration paid, grant, with general warranty covenants to Richard A. Rinella, Jr. and Barbara J. Rinella, husband and wife, joint tenants with rights of survivorship hereinafter grantees, whose tax mailing address is 321 Cumberland Avenue, Kenilworth, IL 60043, the following real property:

The following described real estate in the County of Cook, State of Illinois, to wit: The

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**Southeasterly 50 feet of Lot 7 and all of Lot 10 in Block 25 in Roslyn Addition to Kenilworth, a subdivision of parts of Section 21, Section 22, Section 27 and Section 28, Township 42 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.**

**TAX IDs: 05-28-204-011-0000 & 05-28-204-012-0000**

**Property Address is: 321 Cumberland Avenue, Kenilworth, IL 60043**

Prior instrument reference: **1016818066**

The real property described above is conveyed subject to general warranty covenants, the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantors, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Property of Cook County Clerk's Office

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Executed by the undersigned on May 3rd, 2018:

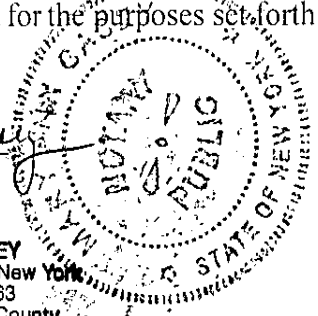
Anne R. Taube

Anne R. Taube, formerly known as Anne A. Rinella, as Co-Trustee under the provisions of the Richard A. Rinella Qualified Personal Residence Trust, and as Co-Trustee under the provisions of the Barbara J. Rinella Qualified Personal Residence Trust

STATE OF New York  
COUNTY OF New York

The foregoing instrument was acknowledged before me on May 3rd, 2018 by Anne R. Taube, formerly known as Anne A. Rinella, as Co-Trustee under the provisions of the Richard A. Rinella Qualified Personal Residence Trust, and as Co-Trustee under the provisions of the Barbara J. Rinella Qualified Personal Residence Trust who are personally known to me or have produced Drivers License as identification, and furthermore, the aforementioned persons have acknowledged that their signatures were their free and voluntary act for the purposes set forth in this instrument.

Mary Ann Casey  
Notary Public



MARY ANN CASEY  
Notary Public, State of New York  
No. 61 CA6023063  
Qualified in Queens County  
Certificate Filed in New York County  
Commission Expires April 12, 2019

Office

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Executed by the undersigned on 4/30/18, 2018:

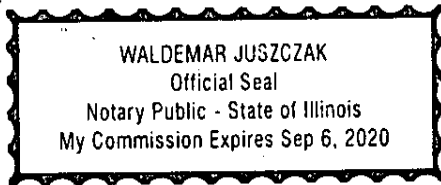
Richard A. Rinella

Richard A. Rinella, Jr., as Co-Trustee under the provisions of the Richard A. Rinella Qualified Personal Residence Trust, and as Co-Trustee under the provisions of the Barbara J. Rinella Qualified Personal Residence Trust

Anne A. Rinella, as Co-Trustee under the provisions of the Richard A. Rinella Qualified Personal Residence Trust, and as Co-Trustee under the provisions of the Barbara J. Rinella Qualified Personal Residence Trust

STATE OF IL  
COUNTY OF COOK

The foregoing instrument was acknowledged before me on APRIL 30, 2018 by Richard A. Rinella, Jr., as Co-Trustee under the provisions of the Richard A. Rinella Qualified Personal Residence Trust, and as Co-Trustee under the provisions of the Barbara J. Rinella Qualified Personal Residence Trust, and ~~Anne A. Rinella, as Co-Trustee under the provisions of the Richard A. Rinella Qualified Personal Residence Trust, and as Co-Trustee under the provisions of the Barbara J. Rinella Qualified Personal Residence Trust~~ who are personally known to me or have produced D.L. as identification, and furthermore, the aforementioned persons have acknowledged that their signatures were their free and voluntary act for the purposes set forth in this instrument.



[Signature]  
Notary Public

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**MUNICIPAL TRANSFER STAMP**  
(If Required)

**COUNTY/ILLINOIS TRANSFER STAMP**  
(If Required)

EXEMPT under provisions of Paragraph 6 Section 31-45, Property Tax Code.

Date: 4/30/18

Richard A. Buell

Buyer, Seller or Representative

**COOK COUNTY  
RECORDER OF DEEDS**

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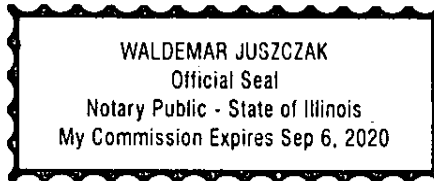
## STATEMENT BY GRANTOR AND GRANTEE

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 land trust is either a natural person, and 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 4/30/18, 2018

Richard A. Rinella  
Signature of Grantor or Agent

Subscribed and sworn to before  
Me by the said RICHARD A. RINELLA  
this 30 day of APRIL,  
2018.



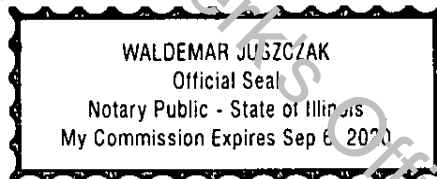
NOTARY PUBLIC [Signature]

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 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.

Date 4/30/18, 2018

Richard A. Rinella  
Signature of Grantee or Agent

Subscribed and sworn to before  
Me by the said RICHARD A. RINELLA  
This 30 day of APRIL,  
2018.



NOTARY PUBLIC [Signature]

NOTE: Any person who knowingly submits a false statement concerning the identity of 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.)

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Escrow File No.: 18345040

## EXHIBIT "A"

The following described real estate in the County of Cook, State of Illinois, to wit:

The Southeasterly 50 feet of Lot 7 and all of Lot 10 in Block 25 in Roslyn Addition to Kenilworth, a subdivision of parts of Section 21, Section 22, Section 27 and Section 28, Township 42 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

TAX IDs: 05-28-204-011-0000 & 05-28-204-012-0000

NOTE: The property address and tax parcel identification numbers listed are provided solely for informational purposes, without warranty as to accuracy or completeness and are not hereby insured.

Being that parcel of land conveyed to Richard A. Rinella, Jr., and Anne A. Rinella, not individually but as Co-Trustees under the provisions of the Richard A. Rinella Qualified Personal Residence Trust, as to an undivided fifty percent (50%) interest, and Richard A. Rinella, Jr., and Anne A. Rinella, not individually but as Co-Trustees under the provisions of the Barbara J. Rinella Qualified Personal Residence Trust, as to an undivided fifty percent (50%) interest from Richard A. Rinella and Barbara J. Rinella, husband and wife by that deed dated 6/16/2010 and recorded 6/17/2010 in deed Document No. 1016818066 of the Cook County, IL public registry.

Being that parcel of land conveyed to Richard A. Rinella, married to Barbara J. Rinella, and Barbara J. Rinella, married to Richard A. Rinella, as tenants in common from Richard A. Rinella, Jr., and Anne A. Rinella, not individually but as Co-Trustees under the provisions of the Richard A. Rinella Qualified Personal Residence Trust and Co-Trustees of the Barbara J. Rinella Qualified Personal Residence Trust by that deed dated 1/28/2010 and recorded 2/18/2010 in Document No 1004905042 of the Cook County, IL public registry.

Being that parcel of land conveyed to Richard A. Rinella, Jr., and Anne A. Rinella, not individually, but as Co-Trustees of the Barbara J. Rinella Qualified Personal Residence Trust, as to an undivided 50% interest from Barbara J. Rinella, married to Richard A. Rinella by that deed dated 6/14/1999 and recorded 8/4/1999 in Document No. 582370018 of the Cook County, IL public registry.

Being that parcel of land conveyed to Richard A. Rinella, Jr., and Anne A. Rinella not individually, but as Co-Trustees of the Richard A. Rinella Qualified Personal Residence Trust, as to an undivided 50% interest, from Richard A. Rinella, married to Barbara J. Rinella by that deed dated 6/14/1999 and recorded 8/4/1999 in deed Document No. 99741589 of the Cook County, IL public registry.

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Being that parcel of land conveyed to Richard A. Rinella, married to Barbara J. Rinella, and Barbara J. Rinella, married, as tenants in common from Richard A. Rinella and Barbara J. Rinella, husband and wife by that deed dated 6/14/1999 and recorded 8/4/1999 in Document No. 99741588 of the Cook County, IL public registry.

Being that parcel of land conveyed to Richard A. Rinella and Barbara J. Rinella, his wife, as tenants by the entirety from Richard A. Rinella and Barbara J. Rinella, his wife, as joint tenants by that deed dated 6/18/1993 and recorded 6/18/1993 in Document No. 93-470028 of the Cook County, IL public registry.

Being that parcel of land conveyed to Richard A. Rinella and Barbara J. Rinella from William R. Ryno and Judith E. Ryno, husband and wife by that deed dated 3/14/1979 and recorded 4/10/1979 in Document No. 24912982 of the Cook County, IL public registry.

PARCEL NUMBER(S): 05282040110000 & 05282040120000

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