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1821844023D

Doc# 1821844023 Fee \$68.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 08/06/2018 01:09 PM PG: 1 OF 4

WARRANTY DEED IN TRUST

THIS INDENTURE WITNESSETH, that the Grantors, Arthur Acevedo and Patricia Mendoza, Husband and Wife, of the County of Cook and State of Illinois, for and in consideration of Ten Dollars, and other good and valuable considerations in hand paid, conveys and warrants unto Arthur Acevedo and Patricia Mendoza as Trustees of The Arthur Acevedo and Patricia Mendoza Trust u/a/d May 17, 2018, of which Arthur Acevedo and Patricia Mendoza are the primary beneficiaries, all beneficial interest in the following described Real Estate in the County of Cook and State of Illinois, to be held as tenants by the entirety, TO WIT:

Permanent Tax Number: 14-29-303-015-0000

LOT 25 IN BLOCK 5 IN OGDEN SHELDON AND COMPANY'S SUBDIVISION OF BLOCK 144 IN SOUTH SHEFFIELD'S ADDITION TO CHICAGO IN SECTION 29, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, 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 trust and for the uses and purposes set forth in said trust.

This deed is made to said Trustees, 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 Trustees are lawfully entitled to rely on this power to convey without further inquiry into the power of the Trustees unless the grantee has actual knowledge that the conveyance is in violation of the trust.

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

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REAL ESTATE TRANSFER TAX 06-Aug-2018



CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

14-29-303-015-0000 | 20180801648525 | 2-072-481-568

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

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX 06-Aug-2018



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

14-29-303-015-0000 | 20180801648525 | 0-843-976-480

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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 ILLINOIS REAL ESTATE TRANSFER TAX LAW, 35 ILCS 200/31-45(e).

Street Address of above described property: 2711 N. Southport Ave. Chicago, IL 60614

In Witness Whereof, the Grantors aforesaid have hereunto set their hand and seal this 17th day of MAY, 2018.

Arthur Acevedo (Seal) Patricia Mendoza (Seal)

We, the Trustees of THE ARTHUR ACEVEDO AND PATRICIA MENDOZA TRUST u/a/d May 17, 2018 hereby accept and acknowledge this transfer pursuant to 760 ILCS 5/6.5(a), this 17th day of May, 2018.

Arthur Acevedo Patricia Mendoza

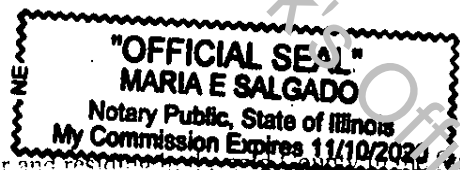
STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, Maria E. Salgado a Notary Public in and for and residing in the said County in the State aforesaid do hereby certify that Arthur Acevedo in his own name and his own right, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his free and voluntary act, and for the uses and purposes therein set forth, including waiving right of homestead.

Given under my hand and Notarial Seal, this 17th day of May, 2018.

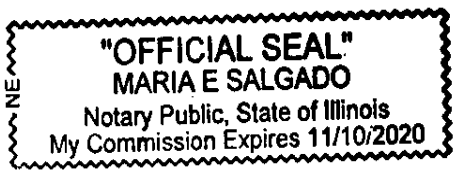
Maria E. Salgado
Notary Public

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)



I, MARIA SALGADO a Notary Public in and for and residing in the said County in the State aforesaid do hereby certify that Patricia Mendoza in her own name and her own right, 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 waiving right of homestead.

Given under my hand and Notarial Seal, this 17th day of May, 2018



Maria E. Salgado
Notary Public

Prepared by:
Law Office of Jennifer Guimond-Quigley
123 N. Wacker Dr., Ste 2300
Chicago, IL 60606

Mail future tax bills to:
Arthur Acevedo and Patricia Mendoza
2711 N. Southport Ave.
Chicago, IL 60614

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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: 5/17/18

Signature: _____

Arthur Acevedo
Grantor or Agent

Dated: 5/17/18

Signature: _____

Patricia Mendoza
Grantor or Agent

Subscribed and sworn to before me and by the said Arthur Acevedo and Patricia Mendoza, on May 17th, 2018.

Maria E Salgado
Notary Public



AFFIX STAMP HERE

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficiary 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: 5/17/18

Signature: _____

Arthur Acevedo
Grantee or Agent

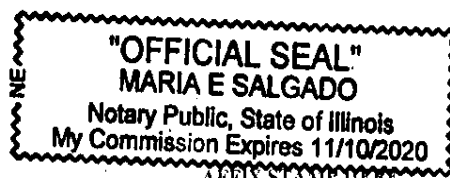
Dated: 5/17/18

Signature: _____

Patricia Mendoza
Grantee or Agent

Subscribed and sworn to before me on May 17th, 2018 and by the said Arthur Acevedo and Patricia Mendoza as Trustees of The Arthur Acevedo and Patricia Mendoza Trust created May 17, 2018.

Maria E Salgado
Notary Public



AFFIX STAMP HERE

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.