

UNOFFICIAL COPY

WARRANTY DEED ILLINOIS STATUTORY

1322917029D

Doc# 1322917029 Fee \$44.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00
AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH
COOK COUNTY RECORDER OF DEEDS

DATE: 08/17/2018 11:26 AM PG: 1 OF 4

THE GRANTORS, James Carey and Laura Carey, his wife, as joint tenants, of 10242 S. Artesian Avenue, Chicago, Cook County, Illinois 60655, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY and WARRANT to GRANTEES, James M. Carey and Laura A. Carey, as Trustees of the James M. Carey and Laura A. Carey Joint Declaration of Trust dated July 18, 2018, of 10242 South Artesian Avenue, Chicago, Cook County, Illinois 60655, of which James M. Carey and Laura A. Carey, husband and wife, are the primary beneficiaries, said beneficial interest to be held as tenancy by the entirety, all interest in the following described Real Estate situated in Cook County, Illinois to wit:

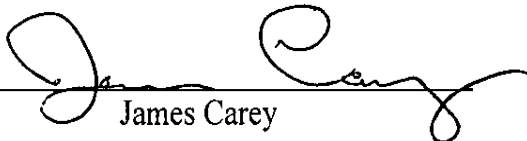
LOT 11 IN BLOCK 4 IN O. RUETER AND COMPANY'S BEVERLY HILLS ADDITION A SUBDIVISION OF THE EAST 20 ACRES OF THE SOUTH EAST QUARTER OF SECTION 12, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS (EXCEPT THE NORTH 40 ACRES) ALSO THE EAST 80.52 FEET OF THE WEST 20 ACRES OF THE EAST 40 ACRES SOUTH EAST QUARTER OF SECTION 12, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE NORTH 40 ACRES) IN COOK COUNTY, ILLINOIS.

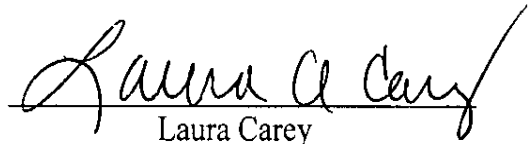
Property Index Number: 24-12-437-023-0000
Address: 10242 South Artesian Avenue, Chicago, Illinois 60655

SUBJECT TO: Covenants, conditions and restrictions of record and unpaid taxes.

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

Dated this 18 day of July 2018.


James Carey


Laura Carey

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STATE OF ILLINOIS)
) SS
COUNTY OF DUPAGE)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, James Carey and Laura Carey, his wife, as joint tenants, 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 18th day of July 2018.



[Signature]
Notary Public

Trustees Acceptance

The Grantee, James M. Carey and Laura A. Carey, as Trustees under the provisions of a Trust dated the 18th day of July 2018, and hereby acknowledge and accept this conveyance into the said trust.

[Signature]
James M. Carey, as Trustee

[Signature]
Laura A. Carey, as Trustee

This transaction is "Exempt under the provision of 35 ILCS 200/31-45 (e)".

7/18/18
Date

[Signature]
Representative

REAL ESTATE TRANSFER TAX 17-Aug-2018

CHICAGO: 0.00
CTA: 0.00
TOTAL: 0.00 *

24-12-437-023-0000 | 20180801659806 | 0-454-008-608

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

REAL ESTATE TRANSFER TAX 17-Aug-2018

COUNTY: 0.00
ILLINOIS: 0.00
TOTAL: 0.00

24-12-437-023-0000 | 20180801659806 | 1-836-384-600

Prepared by:

Brien J. Nagle
Nagle Obarski PC
222 S. Mill Street, Suite 200
Naperville, Illinois 60540

Return To:

Brien J. Nagle
Nagle Obarski PC
222 S. Mill Street, Suite 200
Naperville, Illinois 60540

Name and Address of Taxpayer:

James M. Carey and Laura A. Carey, as Trustees of the James M. Carey and Laura A. Carey
Joint Declaration of Trust dated July 18, 2018
10242 South Artesian Avenue
Chicago, Illinois 60655



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First American

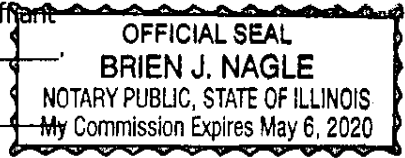
First American Title Insurance Company
27775 Diehl Road
Warrenville, IL 60555

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 7/18/18 Signature [Signature]
Grantor or Agent
James M. Carey

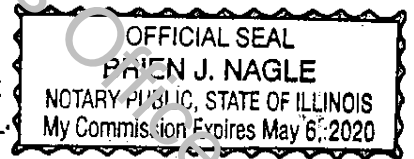
Subscribed and sworn to before me by the said [Signature] day of July, 2018 affiant
Notary Public [Signature]



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 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 7/18/18 Signature [Signature] as trustee
Grantor or Agent
James M. Carey

Subscribed and sworn to before me by the said James M. Carey day of July, 2018 affiant
Notary Public Brian J. Nagle



Note: Any person who knowingly submits a false statement concerning the identity of the 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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First American

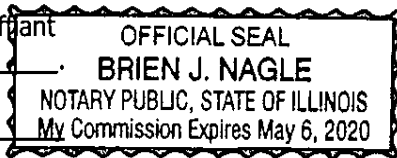
First American Title Insurance Company
2775 Diehl Road
Warrenville, IL 60555

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 7/18/18 Signature Laura A. Carey
Grantor or Agent
Laura A. Carey

Subscribed and sworn to before me by the said Laura A. Carey affiant
this 18th day of July, 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 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 7/18/18 Signature Laura A. Carey as Trustee
Grantor or Agent
Laura A. Carey

Subscribed and sworn to before me by the said Laura A. Carey affiant
this 18th day of July, 2018
Notary Public Brien J. Nagle



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