



18355121080

Doc# 1835512108 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 12/21/2018 12:25 PM PG: 1 OF 3

This instrument prepared by:

Deborah Soehlig
Fischel & Kahn, Ltd.
155 N. Wacker Drive, Ste. 1950
Chicago, Illinois 60606

Above Space for Recorder's Use Only

TRUSTEE'S WARRANTY DEED

THIS AGREEMENT, made this ___ day of December, 2018, between Steven Rosiensi and Sheila Miehle, Successor Co-Trustees of the Frank J. Rosiensi Revocable Trust Agreement dated the 25th day of March, 2008, Grantor, and Sheila Miehle and Patrick Miehle, husband and wife, not as joint tenants or as tenants in common, but as tenants by the entirety, Grantees, of the Village of Niles, Illinois, as joint tenants.

The Grantor, in consideration of the sum of Ten and 00/100 Dollars and other good and valuable consideration, the receipt and sufficiency whereof is hereby acknowledged, and in pursuance of the power and authority vested in Grantor as said Trustee, and of every other power and authority the Grantor hereunto enabling, does hereby convey and warrant to Grantees, as joint tenants in fee simple, the following described real estate, situated in the County of Cook, State of Illinois:

Lot Twelve (12) in Callero and Catino's St. John's Subdivision, being a subdivision in the Southwest Quarter (1/4) of Section 19, Township 41 North, Range 13, East of the Third Principal Meridian, according to Plat thereof registered in the office of the Registrar of Titles of Cook County, Illinois, on November 24, 1958, as Document Number 1830987.

Grantor releases and waives all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Subject to: Covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

Permanent Real Estate Index Number: 10-19-300-023-0000

Address of Real Estate: 8212 N. Neva, Niles, IL 60714 - Grantor's Address

IN WITNESS WHEREOF, the Grantor, as Successor Co-Trustees of the Trust stated above, have hereunto set their hand the day and year first above written.

Steven Rosiensi, Successor Co-trustee
of the Frank J. Rosiensi Revocable
Trust Agreement dated the 25th day of
March, 2008

Sheila Miehle, Successor Co-trustee
of the Frank J. Rosiensi Revocable
Trust Agreement dated the 25th day of
March, 2008

REAL ESTATE TRANSFER TAX

19-Dec-2018



COUNTY: 172.50
ILLINOIS: 345.00
TOTAL: 517.50

10-19-300-023-0000 | 20181201652753 | 0-221-152-928

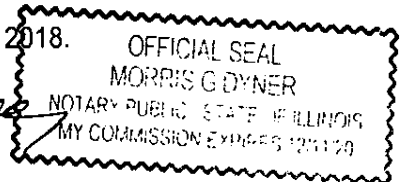
S Y
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UNOFFICIAL COPY

I, MORRIS G. DYNER a notary public in and for said State, DO HEREBY CERTIFY that Steven Rosiensi, is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person in the County aforesaid and acknowledged that he signed, sealed and delivered the said instrument as a free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 7th day of December, 2018.

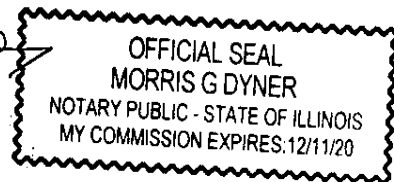
Morris G. Dyner
Notary Public



I, MORRIS G. DYNER a notary public in and for said State, DO HEREBY CERTIFY that Sheila Miehle, is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person in the County aforesaid and acknowledged that she signed, sealed and delivered the said instrument as a free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 7th day of December, 2018.

Morris G. Dyner
Notary Public



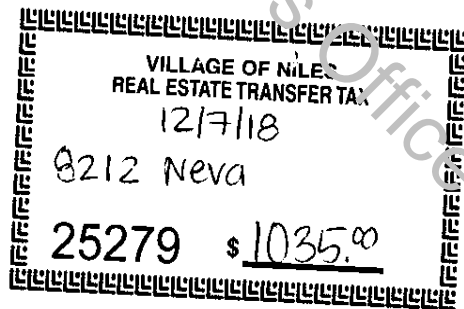
After Recording Return To:

Burnet Title - Post Closing
1301 W. 22nd Street Suite 510
Oak Brook, IL 60523

Mail To:

Fischel & Kahn, Ltd.
155 N. Wacker Drive, Suite 1950
Chicago, IL 60606

Send Subsequent Tax Bills To: Grantee's Address
Sheila Miehle and Patrick Miehle
8212 N. Neva
Niles, IL 80714



UNOFFICIAL COPY

GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

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 (ABI) 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 another 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: 12 17 2018

SIGNATURE: _____

GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

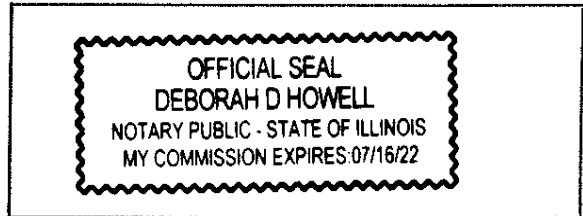
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): Steven Rosiewski

On this date of: DEC 17 2018

NOTARY SIGNATURE: _____

AFFIX NOTARY STAMP BELOW



GRANTEE SECTION

The GRANTEE or her/his agent affirms and verifies that the name of the GRANTEE shown on the deed or assignment of beneficial interest (ABI) 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: 12 17 2018

SIGNATURE: _____

GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

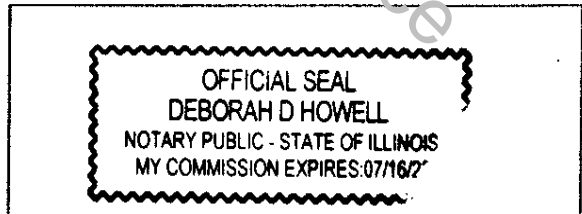
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): Sheila Muehle

On this date of: DEC 17 2018

NOTARY SIGNATURE: _____

AFFIX NOTARY STAMP BELOW



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 the Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)