

UNOFFICIAL COPY

Doc#: 1905649044 Fee: \$56.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 02/25/2019 09:07 AM Pg: 1 of 5

Dec ID 20190201601913
ST/CO Stamp 1-849-689-504

_____ [The Above Space For Recorder's Use Only] _____

QUIT CLAIM DEED IN TRUST

THE GRANTOR, **STEVEN BRODKEY and MICHAEL WANKA, MARRIED TO EACH OTHER**, of the City of LINCOLNWOOD, County of COOK State of Illinois for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and all other good and valuable consideration in hand paid,

CONVEY(s) and QUIT CLAIM(s) to

**STEVEN BRIAN BRODKEY REVOCABLE LIVING TRUST DATED MARCH 13, 2015, as to an undivided 50% interest, and
MICHAEL EDWARD WANKA REVOCABLE LIVING TRUST DATED MARCH 13, 2015, as to an undivided 50% interest
6721 Minnehaha, Lincolnwood, IL 60712**

the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO.

Permanent Real Estate Index Number(s): **10-33-400-041-0000
10-33-400-045-0000**

Address(es) of Real Estate: **6721 MINNEHAHA, LINCOLNWOOD, IL 60712**

TO HAVE AND TO HOLD The said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth.

Full power and authority is hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to resubdivide said property as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without consideration, to convey said premises or any part thereof to a successor or successors in trust and to grant options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange said property, or any part thereof, for other real or personal property, to grant easements or charges of any kind, to release, convey or assign any right, title or interest in or about or easement appurtenant to said premises or any part thereof, and to deal with said property and every part thereof in all other ways and for such other consideration as it would be lawful for any person owing the same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

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In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obligated to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obligated to see that the terms of this trust have been complied with, or be obligated to inquire into the necessity or expediency of any act of said trustee, or be obligated or privileged to inquire into any of the terms of said trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of delivery thereof the trust created by this indenture and by said trust agreement was in full force and effect, (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder, (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust 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 have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its, his or their predecessors in trust.

The interest of each and every beneficiary hereunder and all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other dispositions of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

And the said grantor hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of The State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

Dated this 13th day of March, 2015


 STEVEN BRODKEY


 MICHAEL WANKA

EXEMPT UNDER PROVISIONS OF PARAGRAPH E,
 SECTION 4 OF THE REAL ESTATE TRANSFER ACT.

Date: 3-13-15



REAL ESTATE TRANSFER TAX 21-Feb-2019



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

10-33-400-041-0000 | 20190201601913 | 1-849-689-504

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State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that

STEVEN BRODKEY and MICHAEL WANKA, MARRIED TO EACH OTHER

personally known to me to be the same persons whose names is/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 13th day of March, 2015



Notary Public



My Commission Expires 12-22 20 18

This instrument was prepared by: Bernard J. Michna, 400 Central Ave, Ste 230, Northfield, IL 60093

Send Subsequent Tax Bills to: STEVEN BRODKEY, TRUSTEE, and MICHAEL WANKA, TRUSTEE, 6721 MINNEHAHA, LINCOLNWOOD, IL 60712

MAIL TO: STEVEN BRODKEY, TRUSTEE, and MICHAEL WANKA, TRUSTEE, 6721 MINNEHAHA, LINCOLNWOOD, IL 60712

LEGAL DESCRIPTION

LOT 9 (EXCEPT THE NORTH 30 FEET THEREOF), LOT 10 AND THE NORTH 20 FEET OF LOT 11 IN BLOCK 4 IN GUBBINS & MCDONNELL'S SECOND EDGEBROOK GOLF ADDITION OF LOT 7, 8 AND 9 IN COUNTY CLERK'S DIVISION OF FRACTIONAL SECTION 33, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT RECORDED MAY 31, 1928 AS DOCUMENT 10041003, IN COOK COUNTY, ILLINOIS.

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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 and hold title to real estate under the laws of the State of Illinois.

Dated: March 13, 2015

Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me this 13th
day of March, 2015.

[Handwritten Signature]
Notary Public



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: March 13, 2015

Signature: [Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me this 13th
day of March, 2015.

[Handwritten Signature]
Notary Public



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.

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THIS INSTRUMENT PREPARED BY
AND WHEN RECORDED RETURN TO:

VILLAGE OF LINCOLNWOOD

CERTIFICATE OF PAYMENT

OF WATER SERVICE CHARGES AND OTHER MONETARY CHARGES OWED THE VILLAGE

The undersigned, Director of Finance or his designee for the Village of Lincolnwood, Cook County, Illinois, certifies that the water service charges, plus penalties for delinquent payments, if any, and other monetary charges owed the Village by the property owner for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: Stephen Brodkey & Michael Wanka

Mailing Address: 6721 Minnehaha
Lincolnwood, IL 60712

Telephone No.: _____

Attorney or Agent: _____

Telephone No.: _____

Property Address: 6721 Minnehaha
Lincolnwood, IL 60712

Property Index Number (PIN): 10-33-400-041-0000; 10-33-400-045-0000

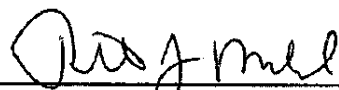
Water Account Number: 105795-000

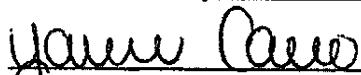
Date of Issuance: 02/21/2019

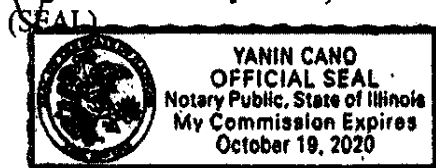
State of Illinois)
County of Cook)

VILLAGE OF LINCOLNWOOD

This instrument was acknowledged before me
on 02/21/2019, by Yanin Cano

By: 
Robert Merkel,
Finance Director


(Signature of Notary Public)



THIS CERTIFICATE IS GOOD FOR ONLY 20 DAYS AFTER THE DATE OF ISSUANCE.