

WARRANTY DEED
IN TRUST

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Doc#: 1907846247 Fee: \$52.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 03/19/2019 01:19 PM Pg: 1 of 3

Dec ID 20190301621978
ST/CO Stamp 1-835-627-936
City Stamp 1-656-622-496

THIS INSTRUMENT HAS BEEN SENT FOR RECORDING
BY PRAIRIE TITLE AS AN ACCOMMODATION ONLY.
IT HAS NOT BEEN EXAMINED AS TO ITS EXECUTION
OR AS TO THE EFFECT UPON TITLE.

Above Space for Recorder's Use Only

THE GRANTORS, Harvey J. Whitfield Jr. and Barbara J. Sittler, husband and wife, as co-trustees of the Whitfield-Sittler Joint Tenancy Trust Agreement dated September 11, 2013, as amended from time to time thereafter, of the city of Chicago, Cook County, Illinois, for and in consideration of **TEN DOLLARS, (\$10.00)** and Other Good and Valuable Consideration, in hand paid, **CONVEYS and WARRANT** to Bay Jeanne Sittler, as Trustee of the **BARBARA J. SITTLER IRREVOCABLE TRUST** dated March 7, 2019, and all and every Successor Trustee or Trustees, of the city of Chicago, Cook County, Illinois; all of the grantor's interest in the following described Real Estate, situated in the County of Cook, State of Illinois, to-wit:

LOT 24 IN BLOCK 2 ENBREE'S SUBDIVISION OF THE NORTHWEST PART OF BLOCK 18 IN CANAL TRUSTEES' SUBDIVISION OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number (PIN): **17-07-221-032-0000**

Address of Real Estate: **518 N. Hermitage^{Ave}, Chicago, IL 60622**

Situated in the County of Cook, in the state of 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 trusts and for the uses and purposes set forth in said trust.

SUBJECT TO:* General taxes for 2018 and subsequent years; Covenants, conditions, and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

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

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

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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 real estate to real estate in Illinois, or other entity recognized person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date March 7, 2019
Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me by the said agent this 7 day of March, 2019



Notary Public [Handwritten 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 real estate to real estate in Illinois, or other entity recognized person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date March 7, 2019
Signature: [Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me by the said agent this 7 day of March, 2019



Notary Public [Handwritten Signature]

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.

(Attached 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.)