



1926857265B

Doc# 1926857265 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 09/25/2019 02:51 PM PG: 1 OF 3

WARRANTY DEED
IN TRUST
ILLINOIS STATUTORY

THE GRANTOR(S), LARETTA ADAMS of the City of Chicago Heights, County of Cook, State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Quit Claim(s) to FISCALLY FIT, LLC, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

Parcel 1: THE SOUTH 3.97 FEET OF LOT 8, LOT 9 AND LOT 10 (EXCEPT THE SOUTH 17.99 FEET) ALL IN BLOCK 7 IN TORRENCE SCHOOL ADDITION, BEING A SUBDIVISION OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 15, EAST OF THIRD PRINCIPAL MERIDIAN; TOGETHER WITH THAT PART OF THE WEST 1/2 OF THE NORTH AND SOUTH HERETOFORE VACATED 20 FOOT WIDE PUBLIC ALLEY LYING EAST OF AND ADJOINING LAST DESCRIBED TRACT OF LAND, LYING SOUTH OF THE EASTERLY PROLONGATION OF THE NORTH LINE OF THE SOUTH 3.97 FEET OF SAID LOT 8 AND LYING NORTH OF THE EASTERLY PROLONGATION OF THE NORTH LINE OF THE SOUTH 17.99 FEET OF SAID LOT 10, IN COOK COUNTY, ILLINOIS.

Parcel 2: EASTMENT FOR INGRESS AND EGRESS OVER THE NORTH 6.50 FEET OF THE SOUTH 17.99 FEET OF THE WEST 100.00 FEET OF LOT 10 IN BLOCK 7 IN TORRENCE SCHOOL ADDITION, AFORESAID.

Parcel 3: EASEMENT FOR INGRESS AND EGRESS OVER THE NORTH 9.50 FEET OF THE SOUTH 27.49 FEET OF THE WEST 100.00 FEET OF LOT 10 IN BLOCK 7 IN TORRENCE SCHOOL ADDITION, AFORESAID.

SUBJECT TO: Covenants, conditions and restrictions of record and general real estate taxes for 2019 and subsequent years. Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 30-30-313-038-0000

Address (es) of Real Estate: 17735 Exchange Avenue, Lansing, Illinois 60438

Dated this 13th day of September, 2019.

LARETTA ADAMS, Grantor

REAL ESTATE TRANSFER TAX

25-Sep-2019



COUNTY: 0.00
ILLINOIS: 0.00
TOTAL: 0.00

30-30-313-038-0000

| 20190901697279 |

1-990-326-880

UNOFFICIAL COPY

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, certify that LARETTA ADAMS, personally known to me to be the same person(s) whose name(s) 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 September, 2019



Ernest B. Fenton

(Notary Public)

Prepared By:

Law Office of Ernest B. Fenton, P.C.
17855 S. Dixie Hwy.
Homewood, IL 60430

Mail To:

Owner of Record
438 Winston Lane
Chicago Heights, IL 60411

Name & Address of Taxpayer:

Owner of Record
438 Winston Lane
Chicago Heights, IL 60411

Properly Cook County Clerk's Office

UNOFFICIAL COPY

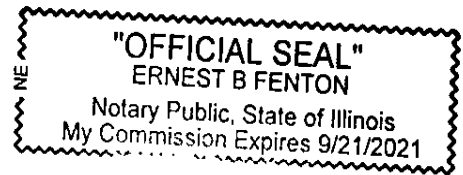
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed assignment of beneficial interest in land trust is either a. natural person, and 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.

Signature: *Janetta Adams*
Grantor or Agent

Subscribed and sworn to before me
this 13th day of September, 2019.

Ernest B Fenton
NOTARY PUBLIC

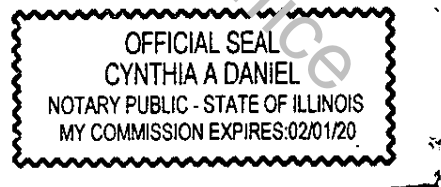


The Grantee or his/her agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a partnership authorized to do business or 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.

Signature: *Ernest B Fenton*
Grantee or Agent

Subscribed and sworn to before me
this 13th day of September, 2019.

Cynthia A. Daniel
NOTARY PUBLIC



NOTE: Any person who knowingly submits a false statement concerning the identity of 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 Section 4 of the Illinois Real Estate Transfer Tax Act.)