

WARRANTY DEED (INDIVIDUALS TO TRUSTS)

Doc#: 1934547036 Fee: \$98.00 Edward M. Moody Cook County Recorder of Deeds Date: 12/11/2019 11:44 AM Pg: 1 of 3

THE GRANTORS, Daniel Dowling a/k/a Daniel J. Dowling III and Julie Ranahan a/k/a Julie A. Ranahan, husband and wife,

Dec ID 20191201663748 ST/CO Stamp 1-313-274-208 City Stamp 0-428-702-048

of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and No/100 Dollars

CONVEY AND WARRANT to

Daniel J. Dowling III, Trustee of the Daniel J. Dowling III Living Trust dated February 7, 2006, as to an undivided fifty (50%) percent interest, and to Julie A. Ranahan, Trustee of the Julie A. Ranahan Living Trust dated February 7, 2006, as to an undivided fifty (50%) percent interest; beneficial interests under said trusts to be held by Daniel J. Dowling III and Julie A. Ranahan, husband and wife, as tenants by the entirety. 400 E Randolph St., Unit 1709, Chicago, IL 60601

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

SEE ATTACHED LEGAL DESCRIPTION

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

Permanent Real Estate Number(s): 17-10-400-012-1295 Address of Real Estate: 400 E Randolph St., Unit 1709, Chicago, IL 60601

Exempt under provisions of Paragraph E Section 31-45 of the Real Estate Transfer Tax Act

DATED this 6th day of December, 2019

12/6/19 Paul C. M... Date Buyer, Seller, or Representative

Daniel Dowling a/k/a Daniel J. Dowling III (SEAL)

Julie Ranahan a/k/a Julie A. Ranahan (SEAL)

Daniel J. Dowling III, Trustee of the Daniel J. Dowling III Living Trust dated February 7, 2006, hereby accepts the conveyance set forth herein above

Julie A. Ranahan, Trustee of the Julie A. Ranahan Living Trust dated February 7, 2006, hereby accepts the conveyance set forth herein above

PREMIER TITLE

State of Illinois, County of DuPage. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Daniel Dowling, a/k/a Daniel J. Dowling III, and Julie Ranahan, a/k/a Julie A. Ranahan, are 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 acknowledge 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 this 6th day December, 2019.



Kristin Grigsby Notary Public

Prepared by: Mark R. Donatelli, Esq., Donatelli & Coules, Ltd., 15 Salt Creek Lane, Suite 312, Hinsdale, IL. 60521

Mail To: Donatelli & Coules, Ltd. (Name) 15 Salt Creek Lane, #312 (Address) Hinsdale, Illinois 60521 (City, State and Zip)

Send Subsequent Tax Bills To: Daniel J. Dowling III & Julie A. Ranahan (Name) 400 E Randolph St., Unit 1709 (Address) Chicago, IL 60601 (City, State and Zip)

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LEGAL DESCRIPTION

UNIT NUMBER 1709 IN THE 400 EAST RANDOLPH CONDOMINIUM, AS DELINEATED ON SURVEY OF CERTAIN LOTS IN THE PLAT OF LAKE FRONT PLAZA, A SUBDIVISION OF A PARCEL OF LAND LYING IN THE ACCRETIONS TO FRACTIONAL SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 30, 1962 AS DOCUMENT NUMBER 18461961;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED APRIL 9, 1962, AND KNOWN AS TRUST NUMBER 17460, RECORDED IN THE OFFICE OF RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 22453315 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

P.I.N.: 17-10-400-012-1295
Commonly known as: 400 E Randolph St., Unit 1709, Chicago, IL 60601

Property of Cook County Clerk's Office

UNOFFICIAL COPY

STATEMENT BY GRANTORS AND GRANTEE

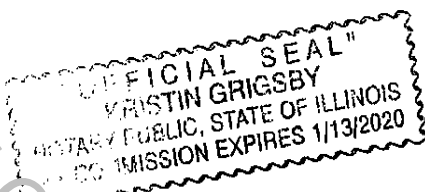
The grantor(s) or their agent(s) affirm that, to the best of their knowledge, the name(s) of the grantee(s) shown on the deed or the assignment of beneficial interest in a land trust are either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold 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: December 6, 2019

Paul C. MJD
Grantor or Agent

Paul C. MJD
Grantor or Agent

Subscribed and sworn to before
this 6 day of December, 2019.



Kristin Grigsby
Notary Public

The grantee(s) or their agent(s) affirm and verify that the name(s) of the grantee(s) shown on the deed or the assignment of beneficial interest in a land trust are either a natural person, an Illinois corporation or foreign corporation authorized to do business's 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: December 6, 2019

Paul C. MJD
Grantee or Agent

Paul C. MJD
Grantee or Agent

Subscribed and sworn to before
this 6 day of December, 2019.



Kristin Grigsby
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.