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Doc#, 2001708198 Fee: \$98.00

Edward M. Moody

Cook County Recorder of Deeds Date: 01/17/2020 11:27 AM Pg: 1 of 4

WARRANTY DEED **ILLINOIS STATUTORY**

Dec ID 20200101688181 ST/CO Stamp 1-388-516-192

MAIL TO:

John M. Kennelly SPINA, McGUIRE & OKAL, P.C. 7610 W North Avenue Elmwood Park IL 60707

*a single woman

GRANTOR(S), MARY SUSAN SULLIVAN of the Village of Elmwood Park, County of Cook, and State of minois, for and in consideration of TEN and 00/100 Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency is hereby acknowledged, CONVEY(S) and WARRANT(S) to the GRANTEE(S), MARY SUSAN SULLIVAN, as Trustee of the Mary Susan Sullivan Revocable Living Trust the following described real estate situated in the County of Cook, State of Illinois to-wit:

SEE ATTACHED FOR LEGAL DESCRIPTION

SUBJECT TO: General and special real estate taxes which are not yet due and payable; conditions, covenants and restrictions of record; building line; and easements, if any, so long as they do not interfere with the current use and enjoyment of the property, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number: 12-36-412-020-0000

1823 N. 74th Avenue, Elmwood Park, IL 6070 Property Address:

DATED this 10th day of January, 2020

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.

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County in the State aforesaid DO HEREBY CERTIFY that MARY SUSAN SULLIVAN, personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed sealed and delivered said instrument as his free and voluntary act for the uses and purposes herein set forth.

Given under my hand and official seal this 10th day of January, 2020.

OFTICIAL SEAL
SUSANNE M. SUTTON
Notary Public - State of Illinois
My Commission Expires 9/19/2022

(SEAL)

COUNTY - ILLINOIS TRANSFER STAMPS

Exempt Under Provision of 35 ILCS 200/31-45 (e)

Real Estate Transfer Act

Date: <u>January 10, 2020</u>

Signature:

Send future tax bills to:

Elniw oo'i Park

Mary Susan Sullivan 1823 N. 74th Avenue Elmwood Park, IL 60707

This document prepared by:

John M. Kennelly SPINA, McGUIRE & OKAL, P.C. 7610 W. North Avenue Elmwood Park, IL 60707 (708) 453-2800

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********	2000					and the same		******	

COUNTY: ILLINOIS: TOTAL:

Village of Elmwood Park

Real Estate Transfer Stamp

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16-Jan-2020

12-36-412-020-0000

20200101688181 | 1-388-516-192

2001708198 Page: 3 of 4

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outh 40 feet of the North 86 feet of Lo.
s Green Fillds Subdivision in Section 36, Town...
cipal Meridian, in Cook County, Illinois.

IN: 12-36-412-020-0006

COMMONLY KNOWN AS: 1822 N. 74th Avenue, Elmwood Park, IL 60707

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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

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: 01/0 1,20 >0 SIG	ENATURE: May Sux Sully an						
	GRANTOR OF AGENT						
GRANTOR NOTARY SECTOM: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.							
Subscribed and sworr whefore me, Name of Notary Public:	Susame M Sutton						
By the said (Name of Grantor): My Jusan Juliva	AFFIX NOTARY STAMP BELOW						
On this date of: 0 / / 0 / 25 2 0	OFFICIAL SEAL SUSANNE M. SUTTON						
NOTARY SIGNATURE: 6/0/4/4/1/ SAGARA	Notary Public - State of Illinois My Commission Expires 9/19/2022						
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 linuals corporation or foreign corporation							
authorized to do business or acquire and hold title to real estate in Illinois, a printership 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: 01 10 , 20 20 SIG	NATURE: MOWNESSY Julyan						
GRANTEE NOTARY SECTION: The below section is to be completed by the N	GRANTEE or AGENT						
Subscribed and sworn to before me, Name of Notary Public;	5/154						
	- ZOSAWAWANES						
By the said (Name of Grantee): May Lusan Sulliva	AFFIX NOTARY STAMP OF LOW						
On this date of: 01 10 , 20 3 0	OFFICIAL SEAL SUSANNE M. SUTTON						
NOTARY SIGNATURE: DULL ALL ONTO TO	Notary Public - State of Illinois My Commission Expires 9/19/2022						

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 <u>DEED</u> or <u>ABI</u> to be recorded in Cook County, Illinois if exempt under provisions of the <u>Illinois Real Estate Transfer Act</u>: (35 ILCS 200/Art, 31)

rev. on 10.17.2016