

UNOFFICIAL COPY

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 Illinois, 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 lines 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

Property Address: 1823 N. 74th Avenue, Elmwood Park, IL 60707

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.


MARY SUSAN SULLIVAN

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LEGAL DESCRIPTION

The South 40 feet of the North 86 feet of Lot 8 (except the East 8 feet) in Block 16 in Mills and Son's Green Fields Subdivision in Section 36, Township 40 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

PIN: 12-36-412-020-0000

COMMONLY KNOWN AS: 1823 N. 74th Avenue, Elmwood Park, IL 60707

Property of Cook County Clerk's Office

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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.

DATED: 01/10/2020

SIGNATURE: Mary Susan Sullivan
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

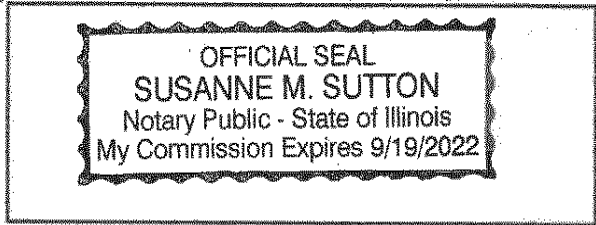
Subscribed and sworn to before me, Name of Notary Public: Susanne M Sutton

By the said (Name of Grantor): Mary Susan Sullivan

AFFIX NOTARY STAMP BELOW

On this date of: 01/10/2020

NOTARY SIGNATURE: Susanne M Sutton



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 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: 01/10/2020

SIGNATURE: Mary Susan Sullivan
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

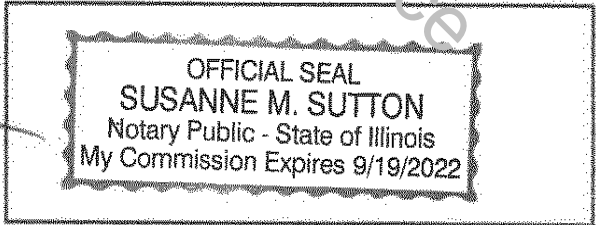
Subscribed and sworn to before me, Name of Notary Public: Susanne M Sutton

By the said (Name of Grantee): Mary Susan Sullivan

AFFIX NOTARY STAMP BELOW

On this date of: 01/10/2020

NOTARY SIGNATURE: Susanne M Sutton



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