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Doc#: 2005047132 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 02/19/2020 10:43 AM Pg: 1 of 4

Dec ID 20200201609750
ST/CO Stamp 1-058-707-296
City Stamp 0-083-253-088

DEED IN TRUST

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Return To:

Claes & Claes, LTD,
Attorneys at Law
2626 83rd Street
Darien, Illinois 60561

Tax Bills To:

Venkateswar R. Kasuganti
Malathi Kotla, Trustees
812 S. Wilmette Avenue
Westmont, Illinois 60559

THE GRANTORS,

Venkateswar R. Kasuganti and Malathi Kotla, his wife, of the Village of Westmont, County of DuPage, and State of Illinois, for and in consideration of Ten Dollars and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Conveys and Quit Claims to:

Venkateswar R. Kasuganti and Malathi Kotla, or their successor(s), not individually, but as Co-Trustees under the Kasuganti Kotla Family Trust dated January 30 2020.

the real property legally described as follows:

PARCEL 1; UNITS 1107 AND P-340 TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN MICHIGAN AVENUE TOWER II CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0823418029, IN THE NORTHWEST FRACTIONAL ¼ OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE NOS. S-173, S-175 AND S-176, ALL LIMITED COMMON ELEMENTS, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 0823418029.

Property Address: 1400 S. Michigan Avenue, #1107, Chicago, Illinois 60605

PERMANENT INDEX NO.: 17-22-107-080-1428 and 17-22-107-080-1513

Grantee's Address: 812 WILMETTE AVENUE, WESTMONT, ILLINOIS 60559

situated in the City of Chicago, Cook County, State of Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

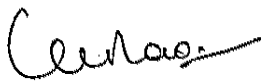
Full power and authority are hereby granted to the trustee to subdivide and resubdivide the real estate or any part thereof; to dedicate parks, streets, highways or alleys; to vacate any subdivision or part thereof; to contract to sell; to grant options to purchase; to sell on any terms; to convey

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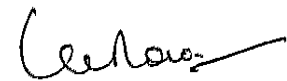
either with or without consideration; to convey the real estate or any part thereof to a successor or successors in trust and to grant to such successor or successors in trust all of the title, estate, powers and authorities vested in the trustee; to donate, to dedicate, mortgage or otherwise encumber the real estate or any part thereof; to lease the real estate, or any part thereof, from time to time, in possession or reversion, by lease to commence in the present or in the future, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 198 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, change or modify leases and the terms and provisions thereof at any time or times hereafter; to contract to make leases and to grant options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals; to partition or to exchange the real estate, or any part thereof, for other real or personal property; to grant easements or changes of any kind, to release, convey or assign any right, title or interest in or about or easement appurtenant to the real estate or any part thereof; and to deal with the real estate and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.


Dated this 30th day of January 2020


Venkateswar R. Kasuganti


Malathi Kotla

The undersigned Trustees hereby accept the conveyance of the subject real property as the Trust property of the Kasuganti Kotla Family Trust dated 01/30/, 2020.


Venkateswar R. Kasuganti


Malathi Kotla

State of Illinois)
) SS
County of DuPage)

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that Venkateswar R. Kasuganti and Malathi Kotla, husband and wife, 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 acknowledged that they signed, sealed and delivered

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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 seal, this 30 day of Jan., 2020.

Karen L Koronkowski
Notary Public



Commission Expires:

Prepared By: Matthew J. Claes, Law Offices of Claes & Claes, LTD., 2626 83rd Street, Darien, Illinois 60561

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AFFIX TRANSFER STAMPS BELOW

This transfer is exempt from taxation pursuant to 35 ILCS 305/4e.

K. marlets
Claes

01/30/2020

Grantor

Date

Property of Cook County Clerk's Office

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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 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 01/30, 2020

Signature: [Signature]
Grantor or Agent

SUBSCRIBED and SWORN to before me

By the said _____
This 30 day of Jan, 2020.

Karen L Koronkowski
Notary Public



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 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 January 30, 2020

Signature: [Signature]
Grantee or Agent

SUBSCRIBED and SWORN to before me

By the said _____
This 30 day of Jan, 2020.

Karen L Koronkowski
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.

(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).