

# UNOFFICIAL COPY

Doc#: 2006357002 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 03/03/2020 09:03 AM Pg: 1 of 3

## TRUSTEE'S WARRANTY DEED

Dec ID 20200201627574

ILLINOIS

*Above Space for Recorder's Use Only*


19-59112

THE GRANTOR, Rosa Manna, as Trustee under the provisions of a Declaration of Trust dated December 18, 2002 and known as Rosa Manna Revocable Trust; AND John Manna, as Trustee under the provisions of a Declaration of Trust dated December 18, 2002 and known as John Manna Revocable Trust, not personally but as Trustees under the provisions of Deeds in Trust duly recorded and delivered in pursuance of a certain trust agreement aforesaid, of the City of Elk Grove Village, County of Cook, State of Illinois, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, receipt is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor as said Trustee and of every other power and authority the Grantor hereunto enabling, does hereby CONVEY(s) and WARRANTS to, John Manna and Rosa Manna, his wife, not as tenants in common, but as Joint Tenants with the full right of survivorship, of 61 S. Arlington Heights Road, Elk Grove Village, Illinois, the following described Real Estate situated in the County of Cook, in the State of Illinois to wit: *(See page 2 for legal description attached here to and made part here of)*

SUBJECT TO: Subject to the second installment of tax year 2019 and subsequent years, covenants, conditions and restrictions of record, zoning and building laws

Permanent Real Estate Index Number(s): 08-21-410-003-0000.

Address of Real Estate: 61 S. Arlington Heights Road, Elk Grove Village, Illinois, 60007.

  
Rosa Manna, as Trustee aforesaid

  
John Manna, as Trustee aforesaid

State of Illinois, County of Kane ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that, Rosa Manna and John Manna, personally known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she(they) signed, sealed and delivered the said instrument as his/her(their) free and voluntary act as Trustee aforesaid, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Signed and Sealed before me this  
23 day of Oct, 2019

Given under my hand and official seal:



  
Notary Public

1 of 2

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## LEGAL DESCRIPTION

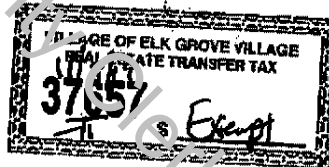
**LOT 23 IN ELK GROVE VILLAGE SECTION 1 NORTH, BEING A SUBDIVISION IN THE SOUTHEAST 1/4 OF SECTION 21, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

*This conveyance is exempt under the provisions of Para. E, Sec. 31-45, Real Estate Transfer Tax Law, 35 ILCS 200/31-45.*

Date: 10-23-19

Seller, Buyer or Representative

*[Handwritten Signature]*



|  |   |   |
|--|---|---|
| This instrument was prepared by:<br>John Manna<br>Rosa Manna<br>61 S Arlington Heights Rd<br>Elk Grove Village, IL 60007 | Send subsequent tax bills to:<br>John Manna<br>Rosa Manna<br>61 S Arlington Heights Rd<br>Elk Grove Village, IL 60007 | Recorder mail record document to:<br>John Manna<br>Rosa Manna<br>61 S Arlington Heights Rd<br>Elk Grove Village, IL 60007 |
|--|---|---|

By Ticor Title Insurance Company 2002

*Return To:*  
**Novas Title Company, LLC**  
 1801 S. Meyers Rd.  
 Suite 250-220  
 Oakbrook Terrace, IL 60181

# UNOFFICIAL COPY

## 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: 01/29/2020

SIGNATURE: [Signature]  
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:

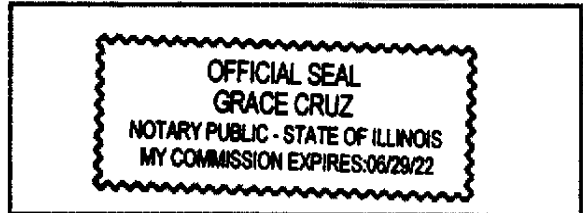
Grace Cruz

By the said (Name of Grantor): Maria Perez

On this date of: 01/29/2020

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



### 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: 01/29/2020

SIGNATURE: [Signature]  
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:

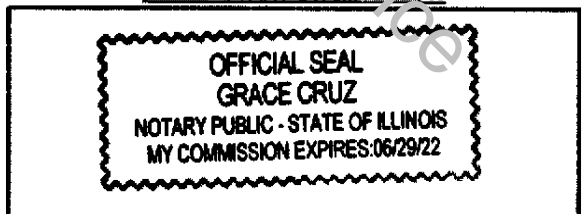
Grace Cruz

By the said (Name of Grantee): Maria Perez

On this date of: 01/29/2020

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



### 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)**