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Doc#: 2010739138 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 04/16/2020 10:53 AM Pg: 1 of 3
Dec ID 20200301647240

PREPARED BY:
Thomas J. Homer, Esq.
The Homer Law Firm, P.C.
200 E. 5th Ave., Suite 123
Naperville, IL 60563

MAIL TAX BILL TO:
Tracy O'Neill, Trustee
2624 N. Haddow Avenue
Arlington Heights, IL 60004

MAIL RECORDED DEED TO:
The Homer Law Firm, P.C.
200 E. 5th Ave., Suite 123
Naperville, IL 60563

QUITCLAIM DEED Statutory (Illinois)

THE GRANTOR, TRACY M. O'NEILL, a divorced woman and not since remarried, of 2624 N. Haddow Avenue, Arlington Heights, IL 60004, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, CONVEYS AND QUITCLAIMS to TRACY M. O'NEILL, as Trustee of the TRACY M. O'NEILL DECLARATION OF TRUST Dated March 19, 2020, the following described real estate situated in the County of Cook, State of Illinois, to-wit:

Parcel 1: Unit 207A in the Preserve of Palatine Condominiums in Section 15, Township 42 North, Range 10, East of the Third Principal Meridian, in Cook County, Illinois, as delineated on a survey attached as Exhibit "C" to the Declaration of Condominium recorded June 5, 2006, as Document Number 0615634000, and Amendment No. 1 recorded November 9, 2006, as Document Number 0631316011, and re-recorded December 12, 2006, as Document Number 0634615002, and as further amended from time to time with its undivided percentage interest in the common elements.

Parcel 2: The exclusive right of use of limited common elements known as Garage Space G-79 and Storage Space S-79.

Permanent Index Number: 02-15-303-056-1059

Property Address: 435 Wood Street, Unit 207A, Palatine, IL 60067
Grantee's Address: 2624 N. Haddow Avenue, Arlington Heights, IL 60004

This is non-homestead property.

This deed is made to said Trustee, who shall have authority to make deeds, leases, leases of coal, oil, gas, and other minerals, easements, and other conveyances of said property without further showing of authority than this deed. All grantees of the Trustee are lawfully entitled to rely on this power to convey without further inquiry into the power of the Trustee unless the grantee has actual knowledge that the conveyance is a violation of the trust.

In no case shall any party dealing with said Trustee or successor Trustee in relation to said premises be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said Trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, mortgage, lease, or other instrument executed by said Trustee in relation to said real estate shall be conclusive evidence in favor of every person relying on or claiming under any such conveyance, lease, or other instrument (a) that at the time of the delivery thereof the trust agreement was in full force and effect; (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions, and limitations contained in said trust agreement or in some amendment thereof and binding on all beneficiaries thereunder; (c) that said Trustee was duly authorized and empowered

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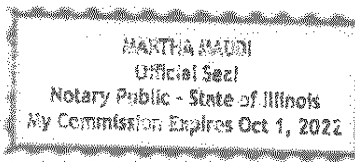
STATEMENT BY GRANTOR AND GRANTEE

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 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 March 30, 2020

Signature: _____
Grantor or Agent

Subscribed and sworn to before me
By the said Thomas Homer
This 30th day of March, 2020
Notary Public Martha Maddi

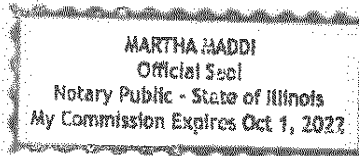


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

Date March 30, 2020

Signature: _____
Grantee or Agent

Subscribed and sworn to before me
By the said Thomas Homer
This 30th day of March, 2020
Notary Public Martha Maddi



Notes: 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.)