

UNOFFICIAL COPY

Doc#: 2015339027 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 06/01/2020 09:32 AM Pg: 1 of 6
Dec ID 20200501676291

This instrument prepared by:
Patrick D. Owens
DiMonte & Lizak, LLC
216 West Higgins Road
Park Ridge, IL 60068

Send subsequent Tax Bills to:
Stephen and Janet Connolly
119 Springlake Ave.
Hinsdale, IL 60521

After recording Return to:
Patrick D. Owens
DiMonte & Lizak, LLC
216 West Higgins Road
Park Ridge, IL 60068

SPECIAL WARRANTY DEED

Grantors, Stephen J. Connolly and Janet K. Connolly, husband and wife, ("Grantor"), whose address is 119 Springlake Ave., Hinsdale, IL 60521, Chicago, IL 60631, and Stephen J. Connolly and Janet K. Connolly, husband and wife, ("Grantee"), whose address is 119 Springlake Ave., Hinsdale, IL 60521, Chicago, IL 60631,

WITNESSETH, that Grantor for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid by the Grantee, the receipt and sufficiency whereof is hereby acknowledged, by these presents does GRANT, BARGAIN, SELL AND CONVEY with special warranty covenants unto Grantee and its successors and assigns, FOREVER, not as Joint Tenants, or as Tenants in Common, but as TENANTS BY THE ENTIRETY, all of the following described real estate, situated in the County of Cook and State of Illinois:

The North 17 feet of Lot 10, Lot 11 (except the North 44 feet thereof) in Block 8 in Highlands, said Highlands being a Subdivision of the Northwest 1/4 and the West 800 feet of the North 144 feet of the Southwest 1/4 of Section 7, Township 38 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

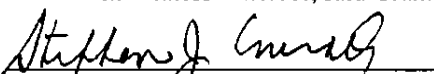
Property Address: 119 Springlake Ave., Hinsdale, IL 60521
Permanent Tax Index Numbers: 18-07-108-029-0000

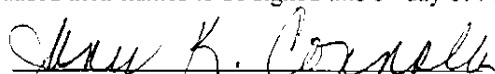
TOGETHER WITH all hereditaments and appurtenances thereunto belonging, or in anyway appertaining, and the reversion or reversions, remainder or remainders, buildings, improvements, fixtures affixed or attached to, or situated upon or acquired or used in connection therewith, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of Grantor, either in law or equity of, in and to the above described premises;

TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto Grantee, forever,

And Grantor, for itself, and its successors, does covenant, promise and agree to and with Grantee, its successors and assigns, that Grantor has not done or suffered to be done, anything whereby the premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that it WILL WARRANT AND FOREVER DEFEND the premises against all persons lawfully claiming, or to claim the same, by, through or under it.

In Witness Whereof, said Grantors have caused their names to be signed this 6th day of May, 2020.


Stephen J. Connolly

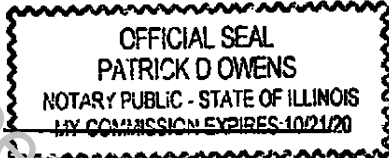


Janet K. Connolly

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 Stephen J. Connolly and Janet K. Connolly, 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 the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 6th day of May, 2020.

My commission expires:  
 Notary Public

Exempt under provisions of Paragraph E, Section 4, Real Estate Transfer Tax Act.

5/6/2020 
 Date Representative

Property of Cook County Clerk's Office

UNOFFICIAL COPY

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.

Date: May 7, 2020

Signature:  _____
Agent

Subscribed and Sworn to before me
this 7th day of May, 2020



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 and hold title to real estate under the laws of the State of Illinois.

Dated: May 7, 2020

Signature:  _____
Agent

Subscribed and Sworn to before me
this 7th day of May, 2020.



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.)

MyDec

Declaration ID: 20200501676291

Status: Closing Completed

Document No.: Not Recorded

UNOFFICIAL COPY

State/County Stamp: Not Issued

City Stamp:

COOK COUNTY**Real Estate Transfer Declaration****PROPERTY IDENTIFICATION:**

Address of Property 119 SPRINGLAKE AVE HINSDALE 60521-4749
 Street or Rural Route City ZIP

Permanent Real Estate Index No. 18-07-108-029-0000 Township Lyons

Date of Deed 5/6/2020 Type of Deed Special Warranty Deed

TYPE OF PROPERTY:

- Single Family Commercial
 Condo, co-op Industrial
 4 or more units (residential) Vacant Land
 Mixed use (commer. & resid.) Other (select description)

INTEREST TRANSFERRED:

- Fee title Controlling interest in real estate entity (ord. Sec. 2)
 Beneficial interest in a land trust
 Lessee interest in a ground lease Other (select description)

LEGAL DESCRIPTION:

Sec. 07 Twp. Lyons Range 12

THE NORTH 17 FEET OF LOT 10, LOT 11 (EXCEPT THE NORTH 44 FEET THEREOF) IN BLOCK 8 IN HIGHLANDS, SAID HIGHLANDS BEING A SUBDIVISION OF THE NORTHWEST 1/4 AND THE WEST 800 FEET OF THE NORTH 144 FEET OF THE SOUTHWEST 1/4 OF SECTION 7, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMPUTATION OF TAX:

Full actual consideration	0.00
Less amount of personal property included in purchase	0.00
Net consideration for real estate	0.00
Less amount of mortgage to which property remains subject	0.00
Net taxable consideration	0.00
Amount of tax stamps (\$.25 per \$500 or part thereof)	0.00

ATTESTATION OF PARTIES: we hereby declare the full actual consideration and above facts contained in the declaration to be true and correct.

STEPHEN J CONNOLLY 119 SPRINGLAKE AVE HINSDALE 60521-4749
 Name and Address of Seller Street or Rural Route City ZIP Code

STEPHEN J CONNOLLY 119 SPRINGLAKE AVE HINSDALE 60521-4749
 Name and Address of Buyer Street or Rural Route City ZIP Code

Buyer has a different mailing address for tax documents.

STEPHEN J CONNOLLY 119 SPRINGLAKE AVE HINSDALE IL 60521-4749
 Name or company Street address City State ZIP Code



Declaration ID: 20200501676291

Status: Closing Completed

Document No.: Not Recorded

UNOFFICIAL COPY

State/County Stamp: Not Issued

City Stamp:

Exempt Transfers

(Select the Appropriate Exemption)

Exempt transfers are subject to the requirement contained in subsection 7(c) of this ordinance.

7(c) "No transfer shall be exempt from the tax imposed by this ordinance unless the declaration describes the facts supporting the exemption and is accompanied by such supporting documentation as the Recorder may reasonably require."

- Transfer is not exempt.
- A. Transfers of real property made prior to May 21, 1979, where the deed was recorded after that date or assignments of beneficial interest in real property dated prior to August 1, 1985, where the assignment was delivered on or after August 1, 1985;
- B. Transfers involving real property acquired by or from any governmental body or acquired by any corporation, society, association, foundation, or institution organized and operated exclusively for charitable, religious, or educational purposes or acquired by any international organization not subject to local taxes under applicable law;

FEIN of entity holding IRS Tax Exempt Status _____

Note: Prepare to present proof of IRS tax exempt status, if requested, at time of recording.

- C. Transfers in which the deed, assignment, or other instrument of transfer secures debt or other obligation;
- D. Transfers in which the deed, assignment, or other instrument of transfer, without additional consideration, confirms, corrects, modifies, or supplements a deed, assignment, or other instrument of transfer previously recorded or delivered;
- E. Transfers in which the transfer price is less than \$100.00;
- F. Transfers in which the deed is a tax deed;
- G. Transfers in which the deed, assignment, or other instrument of transfer releases property which secures debt or other obligations;
- H. Transfers in which the deed is a deed of partition; provided, however, that if a party receives a share greater than its undivided interest in the real property, then such party shall be liable for tax computed upon any consideration paid for the excess;
- I. Transfers between a subsidiary corporation and its parent or between subsidiary corporations of a common parent either pursuant to a plan of merger or consolidation or pursuant to an agreement providing for the sale of substantially all of the seller's assets;
- J. Transfers from a subsidiary corporation to its parent for no consideration other than the cancellation or surrender of the subsidiary's stock and transfers from a parent corporation to its subsidiary for no consideration other than the issuance or delivery to the parent of the subsidiary's stock;
- K. Transfers made pursuant to a confirmed plan of reorganization as provided under section 1146 (c) of Chapter 11 of the U.S. Bankruptcy Code of 1978, as amended;

Provide bankruptcy court docket number: _____

- L. Deeds representing transfers subject to the imposition of a documentary stamp tax imposed by the government of the United States, except that such deeds shall not be exempt from filling the declaration; and
- M. Transfers in which the deed or other instrument of transfer is issued to the mortgagee or secured creditor pursuant to a mortgage or security interest foreclosure proceeding or sale or pursuant to a transfer in lieu of foreclosure.

MyDec

Declaration ID: 20200501676291

Status: Closing Completed

Documnet No.: Not Recorded

UNOFFICIAL COPY

State/County Stamp: Not Issued

Additional Sellers Information

Seller's name	Seller's address (after sale)	City	State	ZIP	Seller's phone	Country
JANET K CONNOLLY	119 SPRINGLAKE AVE	HINSDALE	IL	605210000	6308509142	USA

Additional Buyers Information

Buyer's name	Buyer's address (after sale)	City	State	ZIP	Buyer's phone	Country
JANE K CONNOLLY	119 SPRINGLAKE AVE	HINSDALE	IL	605210000	6308509142	USA

Property of Cook County Clerk's Office