

# UNOFFICIAL COPY

**This Document Prepared By:**

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Oak Park, Illinois 60302  
708-819-1580

Doc#: 2026207004 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 09/18/2020 08:25 AM Pg: 1 of 4  
Dec ID 20200301651548

**After Recording, Return and  
Mail Tax Statements To:**

Jon V. McMahon and Jana M. McMahon, as co-Trustees  
1218 Rossell Ave.  
Oak Park, IL 60302

SPACE ABOVE THIS LINE FOR RECORDER'S USE

## QUITCLAIM DEED

The Grantors,

JON VINCENT MCMAHON and JANA MARIE MCMAHON, husband and wife,

Whose mailing address is 1218 Rossell Ave., Oak Park, IL 60302;

FOR GOOD AND VALUABLE CONSIDERATION, in hand paid, convey and quitclaim to:

JON V. MCMAHON and JANA M. MCMAHON, as co-Trustees of THE MCMAHON LIVING TRUST, U/A dated March 15, 2020, the GRANTEE,

Whose mailing address is 1218 Rossell Ave., Oak Park, IL 60302;

And to Grantee's successors and assigns, all of the following described real estate situated in the County of Cook, State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

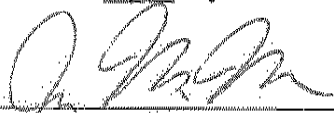
Permanent Index Number: 16-06-207-016-0000

Site Address: 1218 Rossell Ave., Oak Park, IL.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois; however, SUBJECT TO any Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record; to have and to hold said premises forever. **Said homestead real estate is specifically intended to be held as Tenants by the Entirety under 765 ILCS 1005/1c, as amended, under the above-mentioned Trust Agreement, and said Trust Agreement so states the same.**

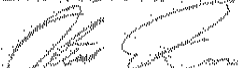
The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of the hereinabove described real property; including, but not limited to, the power to convey.

Dated this 16 day of March, 2020.

  
\_\_\_\_\_  
JON VINCENT MCMAHON

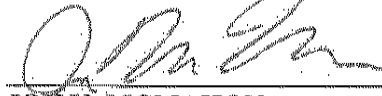
  
\_\_\_\_\_  
JANA MARIE MCMAHON

EXEMPTION APPROVED

  
Steven E. Drazner, CFO  
Village of Oak Park

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The foregoing transfer of title/conveyance is hereby accepted by JON V. MCMAHON and JANA M. MCMAHON, of 1218 Rossell Ave., Oak Park, IL 60302, as co-Trustees under the provisions of THE MCMAHON LIVING TRUST.

  
\_\_\_\_\_  
JON V. MCMAHON,  
Trustee, as aforesaid

  
\_\_\_\_\_  
JANA M. MCMAHON,  
Trustee, as aforesaid


STATE OF ILLINOIS )  
 ) ss.  
COUNTY OF COOK )

The foregoing instrument was acknowledged before me on this March 15, 2020, by JON VINCENT MCMAHON and JANA MARIE MCMAHON.

  
\_\_\_\_\_  
NOTARY PUBLIC

My commission expires: 5/8/22



“Exempt under Paragraph (e), Section 31-45;  
Illinois Real Estate Transfer Tax Act”  
3/15/20   
Date Buyer, Seller or Representative

EXEMPTION APPROVED  
  
Steven E. Drazner, CFO  
Village of Oak Park

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## STATEMENT BY GRANTOR AND GRANTEE

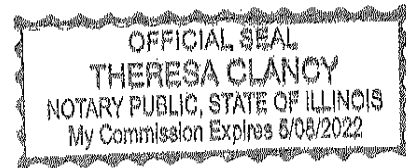
The GRANTORS (or the agent for the GRANTORS) affirm that, to the best of the knowledge of the undersigned, the name of the GRANTEE shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business 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.

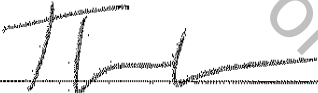
Dated this 15 day of March, 2020.

  
\_\_\_\_\_  
JON VINCENT MCMAHON

  
\_\_\_\_\_  
JANA MARIE MCMAHON


Subscribed and sworn to before me by the said Jon Vincent McMahon and Jana Marie McMahon, this 15 day of March, 2020.




Notary Public: 

The GRANTEE (or the agent for the GRANTEE) affirms that, to the best of the knowledge of the undersigned, 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.

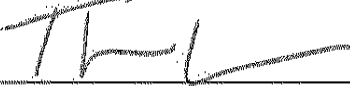
Dated this 15 day of March, 2020.

  
\_\_\_\_\_  
JON V. MCMAHON

  
\_\_\_\_\_  
JANA M. MCMAHON

Subscribed and sworn to before me by the said Jon V. McMahon and Jana M. McMahon, this 15 day of March, 2020.

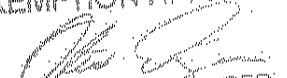


Notary Public: 

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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

EXEMPTION APPROVED

  
Steven E. Drazner, CFO  
Village of Oak Park

# UNOFFICIAL COPY

Legal Description: LOT 16 IN BLOCK 3 IN  
ROSSELL'S ADDITION TO OAK PARK, BEING A  
SUBDIVISION OF THE NORTH 20 ACRES OF THE  
WEST 25 ACRES OF THE NORTH 75 ACRES OF THE  
NORTHWEST 1/4 OF SECTION 5 AND THE NORTH  
20 ACRES OF THE EAST 25 ACRES OF THE NORTH  
75 ACRES OF NORTHEAST 1/4 OF SECTION 6, ALL  
IN TOWNSHIP 39 NORTH, RANGE 13, EAST OF  
THE THIRD PRINCIPAL MERIDIAN, IN COOK  
COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 16-06-207-016-0000

COMMONLY KNOWN AS 1218 N. ROSSELL AVENUE, OAK PARK,  
ILLINOIS 60302

Property of Cook County Clerk's Office

EXEMPTION APPROVED

  
Steven E. Draener, CFO  
Village of Oak Park