### **UNOFFICIAL COPY**

#### WARRANTY DEED

#### Return to:

Matthew A. Quick, Attorney at Law Attorney Matthew Quick, P.C. 900 North Shore Drive, Suite 166 Lake Bluff, Illinois 60044

#### Send tax bills to:

Timothy McGinley, Trustee 1018 Calle Ortega San Dimas, CA 91773



Doc# 2026516050 Fee \$93.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 09/21/2020 11:43 AM PG: 1 OF 5

THE GRANTOR, Timothy J. McGinley, divorced and not since remarried, of 2305 Central Road, Glenview, Illinois 60025, for and in consideration of Ten and 00/100 (\$10.00) Dollars, and other good and valuable tonsideration, in hand paid, CONVEYS AND WARRANTS to the Grantee, Timothy McGinley, and his successors, as Trustee of THE TIMOTHY MCGINLEY LIVING TRUST, dated June 5, 2020, as amended or restated, whose address is 2305 Central Poad, Glenview, Illinois 60025, all interest in the following described real estate:

LOT 3 IN MELZER RESUBDIVISION OF LOTS 1 AND 2 IN PLAT OF SUBDIVISION OF LOT "A" IN UNIT NUMBER 5 OF GLENVIEW PARK MANOR, A SUBDIVISION OF PART OF THE NORTH 1/2 OF FRACTIONAL SECTION 12, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF REGISTERED IN THE OUTLOOF OF THE REGISTRAR OF TITLES OF COOK COUTY ON DECEMBER 18, 1982 AS DOCUMENT NUMBER 3287060.

TAX ITEM NUMBER: 09-12-204-020-0000

POST OFFICE ADDRESS: 2305 Central Road, Glenview, Illinois 60025

SUBJECT TO: General real estate taxes not due and payable at the time of closing, covenants, conditions, and restrictions of record, building lines and easements.

TO HAVE AND TO HOLD said premises forever.

F	REAL ESTATE	TRANSFER	<b>AX</b> 07-Aug-2020	
			COUNTY:	0.00
	1 P. C. L.	3	ILLINOIS:	0.00
			TOTAL:	0.00
_	09-12-204	-020-0000	20200701632039	0-776-077-792

[Signature(s) on next page]

P S/GG S N SCX ENTYW

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# **UNOFFICIAL COPY**

Datêd: <u>July 10, 2020</u>	Signed: July 1 - elfe Gulley Timothy). McGinley
STATE OF <u>California</u> COUNTY OF <u>Orange</u>	) ) SS .)
aforesaid, CERTIFY THAT Finothy are subscribed to the foregoing instru	I, the undersigned, a Notary Public in and for said County, in the State J. McGinley, personally known to me to be the same people whose names ament, appeared before me this day in person, and acknowledged that they not ament as their free and voluntary act, for the uses and purposes therein  SANDRA V. ALSINA Notary Public · California Orange County Commission # 2242327 Ay Cort. Expires Oct 12, 2022
Transfer Tax Exemption: The instant conveyance is exempt from 35 ILCS 200/31-45 Paragraph (e).  Dated:	om transfer taxation pursuant to the R-al Estate Transfer Tax Law, to wit,  Signed:  Matthew A. Quick, Representative

This WARRANTY DEED was prepared without opinion or title research by: Matthew A. Quick, Attorney at Law Attorney Matthew Quick, P.C. 900 North Shore Drive, Suite 166 Lake Bluff, Illinois 60044 224.377.1700

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### **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.

	Signature: July July
	/ /Grantor of Agent
Subscribed and sworn to before me	
By the said Grantor Timothy J. McG.	inley
This 10th day of July .2	
Notary Public Sandra V. Alsina	07
	<b></b>
assignment of beneficial interest in a land foreign corporation authorized to do busi partnership authorized to do business or ac	ifies that the name of the <b>grantee</b> shown on the deed of trust is either a natural person, an Illinois corporation or ness or acquire and hold title to real estate in Illinois, a equire and hold arise to real estate in Illinois or other entity business or acquire title to real estate under the laws of the
Date July 10	20 20
	Signature: Justy 1-life Study Crantee ( *X XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX
Subscribed and sworn to before me  By the saidTimothy J. McGinley	
This 10th, day of July	2020
	۷۷ <u>۲۰</u>
Notary PublicSandra V. Alsina	<del></del> _
Notes American who have to be a to	

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.)

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## **UNOFFICIAL COPY**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

### STATE OF CALIFORNIA COUNTY OF ORANGE

On July 10, 2020, before me, SANDRA V. ALSINA, a Notary Public, personally appeared TIMOTHY J. MCGINLEY, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and critical seal.

Notary Public Signature

Notary Public Seal

SANDRA V. ALSINA

Notary Public - California Orange County Commission # 2262327 / Comm. Expires Oct 12, 2022

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A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.
State of California County of Orange
Subscribed and sworn to (or affirmed) before me on this 10th day of July , 2020 , by Timothy J. McGinley  proved to me on the basis of satisfactory evidence to be the person (s) who appeared before me.
(Seal)  Signature  Sandra V. Alsina
Colling
County Clark's Office