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2029401017D

Doc# 2029401017 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 10/20/2020 03:36 PM PG: 1 OF 6

WARRANTY DEED TO TRUST

THE GRANTORS, ANDREW ROBERT DEGENHOLTZ and KATHERINE ANNE HOFF, a married couple, of 1414 W Balmoral, Chicago, IL 60640, for and in consideration of Ten and No/100ths Dollars (\$10.00) and other good and valuable consideration received, CONVEY and WARRANT to ANDREW ROBERT DEGENHOLTZ and KATHERINE ANNE HOFF, not individually, but as Co-Trustees of THE HOFF-DEGENHOLTZ FAMILY TRUST U/A/D 7/30/2020, of 1414 W Balmoral, Chicago, IL 60640, as GRANTEE, of which ANDREW ROBERT DEGENHOLTZ and KATHERINE ANNE HOFF, husband and wife, are the primary beneficiaries, said beneficial interest to be held as tenancy by the entirety, all of the Grantors' right, title and interest in and to the following described Real Estate situated in the County of COOK, in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED

PIN: 14-08-109-041-0000

COMMON ADDRESS: 1414 W BALMORAL, CHICAGO, ILLINOIS 60640

DATED this 30th day of SEPTEMBER 2020,

ANDREW ROBERT DEGENHOLTZ:

x Andrew Robert Degenholtz

I confirm that this transaction is exempt under 35 ILCS 200/31-45 subpar. E.

x Andrew Robert Degenholtz
ANDREW ROBERT DEGENHOLTZ
9/26/2020

KATHERINE ANNE HOFF:

x Katherine Anne Hoff

THIS IS HOMESTEAD PROPERTY

S Y
P 6/66
S N
M Y
SC Y
E Y
INT III

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Page 2

TRUSTEE ACCEPTANCE THIS 30th DAY OF SEPTEMBER 2020:

THE UNDERSIGNED TRUSTEES AGREE AND HEREBY ACKNOWLEDGE ACCEPTANCE OF THE TRANSFER OF THE SAID PROPERTY TO BE HELD AND MAINTAINED AS PART THE HOFF-DEGENHOLTZ FAMILY TRUST U/A/D 7/30/2020, AND AS PROPERTY SUBJECT TO TENANCY BY THE ENTIRETY:

ANDREW ROBERT DEGENHOLTZ:

x Andrew Robert Degenholtz

KATHERINE ANNE HOFF:

x Katherine Anne Hoff

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 ANDREW ROBERT DEGENHOLTZ and KATHERINE ANNE HOFF, whose name(s) is(are) subscribed to the foregoing instrument individually and also as Trustees of the THE HOFF-DEGENHOLTZ FAMILY TRUST U/A/D 7/30/2020, appeared before me this day in person, and acknowledged that s/he signed, and delivered the said instrument as his/her free and voluntary act for the uses and purposes therein set forth and presented his/her driver's license for identification.

Given under my hand and official seal, this 30th day of September 2020.

Commission expires _____



Marc David Sherman
Notary Public

Prepared by and
after recording, mail to:
Marc D. Sherman
Marc D. Sherman & Colleagues. P.C.
3700 West Devon Ave., Ste E
Lincolnwood, IL 60712

Send Subsequent Tax Bills To:
A. Degenholtz and K. Hoff, Co-Trustees
1414 W Balmoral
Chicago, IL 60640

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EXHIBIT A

LEGAL DESCRIPTION

LOT 70 AND THE EAST 6 FEET OF LOT 69 IN BLOCK 2 IN FEINBERG'S ADDITION TO EDGE WATER IN THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

Property of Cook County Clerk's Office

COOK COUNTY
RECORDER OF DEEDS

COOK COUNTY
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COOK COUNTY
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STATEMENT BY GRANTOR AND GRANTEE

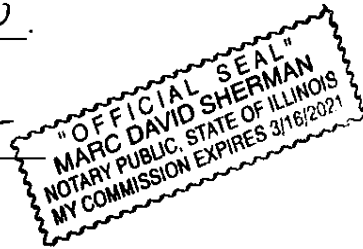
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantor shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation, or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 30TH day of SEPTEMBER 2020.

Signature Andrew Degenholtz
ANDREW DEGENHOLTZ

Subscribed and sworn to before me by and said ANDREW DEGENHOLTZ this 30 day of Sept, 2020.

Notary Public [Signature]



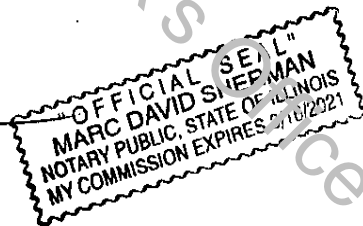
The grantee or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation, or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 30TH day of SEPTEMBER 2020.

Signature Andrew Degenholtz
ANDREW DEGENHOLTZ, CO-TTEE

Subscribed and sworn to before me by and said ANDREW DEGENHOLTZ, CO-TTEE this 30 day of Sept, 2020.

Notary Public [Signature]



Note: Any person who knowingly submits a false statement concerning the identity of a grantor/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 Illinois Real Estate Transfer Tax Act.

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REAL ESTATE TRANSFER TAX

15-Oct-2020



| | |
|-----------------|--------|
| CHICAGO: | 0.00 |
| CTA: | 0.00 |
| TOTAL: | 0.00 * |

14-08-109-041-0000 | 20200901612822 | 1-215-798-752

* Total does not include any applicable penalty or interest due.

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REAL ESTATE TRANSFER TAX

15-Oct-2020



| | |
|------------------|------|
| COUNTY: | 0.00 |
| ILLINOIS: | 0.00 |
| TOTAL: | 0.00 |

14-08-109-041-0000

| 20200901612822 |

1-407-032-800