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QUIT CLAIM DEED (INDIVIDUAL TO TRUST)

Doc#: 2032638157 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 11/23/2020 01:37 PM Pg: 1 of 3

Dec ID 20201001645071

THE GRANTORS, JOHN VITKOVIC and JEANETTE C. VITKOVIC, husband and wife, of the Village of Willow Springs, County of Cook, State of Illinois, for and in consideration of Ten and no/100 Dollars and other valuable consideration in hand paid, CONVEY and QUIT CLAIM to JOHN VITKOVIC and JEANETTE VITKOVIC, as Co-Trustees of the VITKOVIC REVOCABLE TRUST dated October 14, 2020, not as Joint Tenants or Tenants in Common, but as Tenants by the Entirety, all of their interest in the following described Real Estate, said Real Estate situated in the County of Cook, in the State of Illinois, to wit:

The East One Hundred Eighteen (118) feet of the North 100 feet of the South 400 feet of that part South of Archer Avenue of Lot Two (2) of the Subdivision by the heirs of George Beebe, deceased, of part of the South West Quarter (1/4) of Section 33, Township 38 North, Range 12, East of the Third Principal Meridian, according to Plat recorded on October 8, 1890, in Book 43 of Plats, Page 2.

TO HAVE AND HOLD said premises for use:

Permanent Real Estate Number: 18-33-319-015-1000
Address of Real Estate: 208 Hinricher Drive
Willow Springs, Illinois 60460

THIS TRANSFER IS EXEMPT PURSUANT TO SECTION 45(e) OF IL REAL ESTATE TRANSFER TAX LAW.

DATED this 14th day of October, 2020

Agent: [Signature] Date: 10/14/20

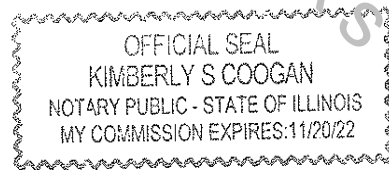
[Signature] (SEAL)
JOHN VITKOVIC

[Signature] (SEAL)
JEANETTE C. VITKOVIC

State of Illinois, County of DuPage ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that JOHN VITKOVIC and JEANETTE C. VITKOVIC, 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 this 14th day of October, 2020

[Signature]
Notary Public



The foregoing transfer of title/conveyance is hereby accepted by JOHN VITKOVIC and JEANETTE VITKOVIC, of Willow Springs, Illinois, as Co-Trustees under the provisions of the Trust Agreement establishing the Vitkovic Revocable Trust, dated October 14, 2020.

[Signature]
JOHN VITKOVIC, Co-Trustee, as aforesaid
[Signature]
JEANETTE VITKOVIC, Co-Trustee, as aforesaid

Mail To/Prepared By:

Grantees Address and Send Subsequent Tax Bills To:

Kimberly S. Coogan, Esq.
Bellock & Coogan, Ltd.
915 Harger Road, Suite 240
Oak Brook, Illinois 60523

John Vitkovic, CO-TTEE
Jeanette Vitkovic, CO-TTEE
208 Hinricher Drive
Willow Springs, Illinois 60480

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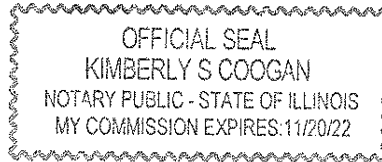
STATEMENT BY GRANTOR AND GRANTEE

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 the 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: October 14, 2020

Signature: *John Decker*
Grantor or Agent

SUBSCRIBED AND SWORN to
before me by the said Agent
this 14th day of October, 2020.



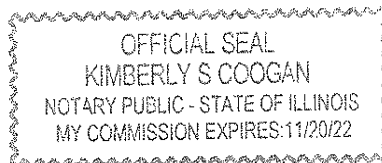
Kimberly S. Coogan
Notary Public

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: October 14, 2020

Signature: *John Decker*
Grantee or Agent

SUBSCRIBED AND SWORN to
before me by the said Agent
this 14th day of October, 2020.



Kimberly S. Coogan
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.

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PLAT ACT AFFIDAVIT

State of Illinois

} SS.

County of DuPage

JOHN VITKOVIC and JEANETTE VITKOVIC, being duly sworn on oath, state that they reside at 208 Hinricher Drive, Willow Springs, IL 60480. That the attached deed is not in violation of 765 ILCS 205/ 1 for one of the following reasons:

1. Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed;
- OR -
the conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1959.
2. The division or subdivision of the land into parcels or tracts of five acres or more in size which does not involve any new streets or easements of access.
3. The divisions of lots or blocks of less than one acre in any recorded subdivision which does not involve any new streets or easements of access.
- 4.** The sale or exchange of parcels of land between owners of adjoining and contiguous land.
5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. Conveyances made to correct descriptions in prior conveyances.
9. The sale or exchange of parcels or tracts of land existing on the date of the amendatory Act into no more than two parts and not involving any new streets or easements of access.
10. The sale of a single lot of less than 5.0 acres from a larger tract when a survey is made by an Illinois registered surveyor; provided, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973, and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land. Amended by P.A. 80-318, 1 eff. October 1, 1977.

CIRCLE THE NUMBER ABOVE WHICH IS APPLICABLE TO THE ATTACHED DEED.

Affiant further state that they make this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

SUBSCRIBED and SWORN to before me

this 14th day of October, 2020.

[Signature]

[Signature]

 JOHN VITKOVIC

[Signature]

 JEANETTE VITKOVIC

OFFICIAL SEAL
 KIMBERLY S COOGAN
 NOTARY PUBLIC - STATE OF ILLINOIS
 MY COMMISSION EXPIRES: 11/20/22