## **UNOFFICIAL COPY**

DEED IN TRUST

MAIL RECORDED DEED TO:

Kendra M. Coleman, Trustee of the Kendra M. Coleman Living Trust dated February 12, 2021 1220 W. Albion Ave, #3W Chicago, IL 60626

MAIL FULURE TAX STATEMENTS

*TO*:

Kendra M. Coleman, Trustee of the Kendra M. Coleman, Living Trust dated February 12, 2021 1220 W. Albion Ave, #3 W Chicago, IL 60626 Doc#. 2107018039 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 03/11/2021 10:08 AM Pg: 1 of 5

Dec ID 20210201640975

City Stamp 0-333-048-848

THE GRANTOR, Kendra M. Coleman, a married woman, of the City of Chicago and County of Cook, State of Illinois, for and in consideration of ten dollars (\$10.00) and other valuable consideration in hand paid, CONVEYS AND WAPPANTS TO Kendra M. Coleman, Trustee of the Kendra M. Coleman Living Trust dated February 12, 2021, of the City of Chicago, County of Cook, State of Illinois, the following described real estate situated in the County of COOK, in the State of Illinois, to wit:

See Attached Exhibit A for Legal Description

Property Index Number:

11-32-313-034-1006

Commonly known as:

1220 W. Albion, #3W, Chicago, IL 60626

Subject to: covenants, conditions, and restrictions of record; public and utility easements; acts done or suffered through grantees; homeowners or condominium association declaration and bylaws, if any; and general real estate taxes not yet due and payable.

The Grantor expressly releases and waives any and all rights of homestcad in the property.

## **UNOFFICIAL COPY**

Dated this
Kendra M. Coleman
Dated this $1/2$ day of $2$ , $20/2$ .
the the
Alvin T. Terry, as a non-title-holding spouse, for purposes of releasing and waiving any and all rights of homestead in the property
STATE OF ILLINOIS )
COUNTY OF COOK )
I, the undersigned, a Notary Public in and for said County, in the State of Illinois, do hereby certify that <b>Kendra M. Coleman</b> and <b>Alvin T. Terry</b> are pursonally known to me to be the same person 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 12th day of February , 2021.
NICOLE M. SOCTANZAGEA  OFFICIAL SEAL  Notary Public State of Illinois My Commission Expires  Gotobe: 26, 2021  Commission Expires on:
NAME and ADDRESS OF PREPARER: COOK COUNTY-ILLINOIS TRANSFER EXEMPT

UNDER PROVISIONS OF 35 ILCS 200/31-45, PARAGRAPH (E), REAL ESTATE TRANSFER ACT

Nicole M. Soltanzadeh, Esq. The Law Office of Nicole M. Soltanzadeh, LLC DATE: 20 N. Clark St., Suite 3300

Chicago, IL 60602

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## **UNOFFICIAL COPY**

#### Exhibit A

UNIT NUMBER 3-"W" AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: LOT 7 IN BLOCK 5 IN NORTH SHORE BOULEVARD SUBDIVISION OF THE EAST ½ OF THE SOUTHWEST ¼ (EXCEPT THE SOUTH 30 ACRES) OF SECTION 32, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY FRED T. JOHNSON AND MARGARET V. JOHNSON DATED AUGUST 2, 1977 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNT!, ILLINOIS AS DOCUMENT 24040628 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY), ALL IN COOK COUNTY, ILLINOIS.

Property Index Number:

11-32-313-034-1006

Commonly known as.

1220 W. Albion, #3W, Chicago, IL 60626

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# **UNOFFICIAL COPY**

MUNICIPAL TRANSFER STAMP (If Required)

COUNTY/ILLINOIS TRANSFER STAMP (If Required)

REAL ESTATE TRANS	FER TAX	19-Feb-2021	
	CHICAGO:	0.00	
	CTA:	0.00	
	TOTAL:	0. <mark>00 *</mark>	
11-32-313-034-1505	20210201640975	0-333-048-848	
*Total does not include	in applicable penal	ty or interest due.	
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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 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 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:

Trantor Kendra M. Coleman

SUBSCRIBEL and SWORN to before me

this 12th

Boof Februan:

NOTARY PUBLIC

NICOLE M. SOLIANZAGEH
OFFICIAL SEAL
Notary Public State of Illinois
My Commission Expires
October 26, 2021

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 par nership 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 2/12, 2021

Signature:

Gran ee klendra M. Coleman, Trustee of the Kendra M.

Coleman Living Trust dated February 12, 2021

SUBSCRIBED and SWORN to before me

this

day of

tebruary 202

NOTAKY PÚBLIQ

NICOLE V SOLTANZADEM OFFIC AL SEAL Notary Public, Strie in linnois My Commission Fabruss October 26, 2011

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.)