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Karen A. Yarbrough

Cook County Clerk

Date: 03/26/2021 04:05 PM Pg: 1 of 5

Dec ID 20210301663589

Prepared By

Williams Law LLC

111 W. Washington, Ste. 1437

Chicago, IL 60602

After Recording Return To

Williams Law LLC

111 W. Washington, Ste. 1437

Chicago, IL 60602

Please send subsequent tax bills to:

Mary J. Winch

108 W. Wood St., Unit D

Palatine, Illinois 60067

Space Above This Line for Recorder's Use

DEED IN TRUST

THE GRANTOR, Mary Winch, a single woman, of 108 W. Wood St., Unit D, Palatine, Illinois 60067, for and in consideration of Ten Dollars and Other Valuable Consideration in hand paid, convey and quitclaim to Mary Jane Winch, as trustee of the Mary Jane Winch Revocable Living Trust dated February 17, 2021, 108 W. Wood St., Unit D, Palatine, Illinois 60067 all interest, in the following described real estate, to-wit:

LEGAL DESCRIPTION

SEE EXHIBIT A

Permanent Real Estate Index Number: 02-15-407-045-1004

Common Known As: 108 W. Wood St., Unit D, Palatine, Illinois 60067

situated in the County of Cook, in the State of Illinois, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of this State; to have and to hold the said premises with the appurtenances on the trusts and for the uses and purposes set forth in said trusts.

This deed is made to said Trustee, who shall have authority to make deeds; leases; leases of coal, oil, gas, and other minerals; easements; and other conveyances of said property without further showing of authority than this deed. All grantees of the Trustee are lawfully entitled to rely on this power to convey without further inquiry into the power of the Trustee unless the grantee has actual knowledge that the conveyance is a violation of the trust.

In no case shall any party dealing with said Trustee or Successor Trustee or Trustees in relation to said premises be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity of expediency of any act of said Trustee, or be obliged or privileged

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to inquire into any of the terms of said Trust Agreement; and every deed, mortgage, lease, or other instrument executed by said Trustee in relation to said real estate shall be conclusive evidence in favor of every person relying on or claiming under any such conveyance, lease, or other instrument (1) that at the time of the delivery thereof the Trust Agreement was in full force and effect; (2) that such conveyance or other instrument was executed in accordance with the trusts, conditions, and limitations contained in said Trust Agreement or in some amendment thereof and binding on all beneficiaries thereunder; (3) that said Trustee was duly authorized and empowered to execute and deliver every such deed, lease, mortgage, or other instrument; and (4) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust has or have been properly appointed and is or are fully vested with all the title, estate, rights, powers, authorities, duties, and obligations of its, his, her, or their predecessor in trust.

EXEMPT UNDER PROVISIONS OF SECTION 31-45(e) OF THE REAL ESTATE TRANSFER TAX LAW, 35 ILCS 200/31-45(e).

Mary Jane Winch
Mary Jane Winch, as Grantor, Grantee, and Trustee

Dated Feb 17, 2021

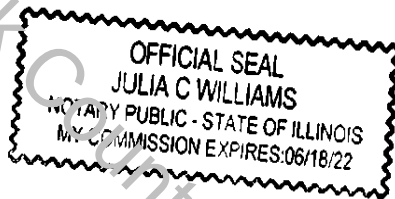
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STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, Julia Williams, a Notary Public in and for and residing in the said County in the State aforesaid, do hereby certify that Mary Jane Winch, personally known to me to be the person whose name is subscribed to the foregoing instrument, appeared before me this day in person and signed and delivered the said instrument as her free and voluntary act, and for the uses and purposes therein set forth, including right of homestead.

Given under my hand and Notarial Seal, this 17th day of February, 2021.

Julia C Williams
Notary Public



This document was prepared by:

Julia C. Williams
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EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1:

UNIT D IN THE WOOD STREET CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 5 (EXCEPT THE NORTH 50 FEET THEREOF) AND THE EAST 2 RODS OF LOT 6 (EXCEPT THE NORTH 50 FEET THEREOF) IN BLOCK 6 IN ASSESSOR'S DIVISION OF THE SOUTHEAST ¼ OF SECTION 15, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 20, 1869 IN BOOK 170 OF MAPS, PAGES 94 AND 95 AND RERECORDED APRIL 10, 1877 IN BOOK 13 OF PLATS, PAGES 3 AND 4, ALL IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 25298681, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE NUMBER P-7 AND P-8, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 25298681.

Permanent Real Estate Index Number: 02-15-407-043-1004

Common Known As: 108 W. Wood St., Unit D, Palatine, Illinois 60067

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another 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: 03 | 11 | 20 21

SIGNATURE: Mary J. Wene
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

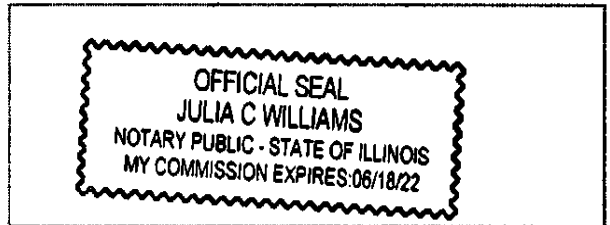
Subscribed and sworn to before me, Name of Notary Public: Julia C Williams

By the said (Name of Grantor): Mary Wene

On this date of: 03 | 11 | 20 21

NOTARY SIGNATURE: Julia C Williams

AFFIX NOTARY STAMP BELOW



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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: 03 | 11 | 20 21

SIGNATURE: Mary J. Wene
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

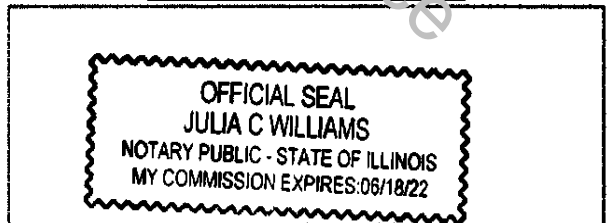
Subscribed and sworn to before me, Name of Notary Public: Julia C Williams

By the said (Name of Grantee): Mary Jane Wene, a trustee of The Revocable Living Trust

On this date of: 03 | 11 | 20 21

NOTARY SIGNATURE: Julia C Williams

AFFIX NOTARY STAMP BELOW



CRIMINAL LIABILITY NOTICE

Pursuant to Section **55 ILCS 5/3-5020(b)(2)**, 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 the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)