

# UNOFFICIAL COPY

Doc#. 2109218106 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/02/2021 08:37 AM Pg: 1 of 4

## WARRANTY DEED

Dec ID 20210301661141  
ST/CO Stamp 1-314-212-368

### MAIL TO:

Mark H. Sterk  
Odelson, Sterk, Murphey, Frazier & McGrath, Ltd.  
3318 West 95<sup>th</sup> Street  
Evergreen Park, Illinois 60805

### NAME & ADDRESS OF TAXPAYER:

City of Northlake  
55 East North Avenue  
Northlake, Illinois 60164

The Grantor: Leon Parent Trucking Company, Inc., a dissolved Illinois corporation, and Jeanine Parent and Gail Spadaro as successor co-trustees of the Leon N. Parent, Jr. Trust dated May 1, 2006 for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration convey and warrant to Grantee: City of Northlake, Illinois, 55 East North Avenue, Northlake, Illinois, Cook County, Illinois, any and all interest in the following described real estate situated in Cook County, Illinois, to wit:

THE NORTH 25 FEET OF THE WEST 865 FEET (EXCEPT THE NORTH 25 FEET OF THE EAST 343.21 FEET OF THE WEST 85 FEET THEREOF) OF THE NORTHWEST ¼ OF THE SOUTHEAST ¼ OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject to covenants, conditions, restrictions and easements of record and general real estate taxes for the year 2020 and subsequent years.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number: 12-30-400-008-0000

Property Address: 11635 West Grand Avenue, Northlake, Illinois 60164

**CITY  
OF  
NORTHLAKE,**

[SIGNATURE PAGE FOLLOWS]



TRANSFERRING  
STAMP

FIDELITY NATIONAL TITLE

0020051893

# UNOFFICIAL COPY

DATED this 12 day of March 2021.

Jeanine Parent as co-trustee for the sole shareholder of Leon Parent Trucking Company, Inc., an Illinois dissolved corporation  
By: Debra Daigle acting as Power of Attorney for Jeanine Parent

*Gail Spadaro*

Gail Spadaro as co-trustee for the sole shareholder of Leon Parent Trucking Company, Inc., an Illinois dissolved corporation

12-30-400-008-0000	0000	12-30-400-008-0000
1-314-212-368	1-314-212-368	1-314-212-368
0.00	TOTAL:	0.00
0.00	ILLINOIS:	0.00
0.00	COUNTY:	0.00
19-Mar-2021	REAL ESTATE TRANSFER TAX	

Jeanine Parent as successor co-trustee of the Leon N. Parent, Jr. Trust dated May 1, 2006  
By: Debra Daigle acting as Power of Attorney for Jeanine Parent

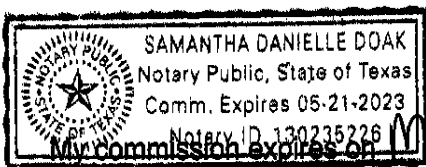
*Gail Spadaro*

Gail Spadaro as successor co-trustee of the Leon N. Parent, Jr. Trust dated May 1, 2006

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 Debra Daigle and Gail Spadaro signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 12<sup>th</sup> day of March 2021.



*Samantha Danielle Doak*  
NOTARY PUBLIC

**NAME AND ADDRESS OF PREPARER:**

Mark H. Sterk  
Odelson, Sterk, Murphey, Frazier & McGrath, Ltd.  
3318 West 95<sup>th</sup> Street  
Evergreen Park, Illinois 60805

**COUNTY - ILLINOIS TRANSFER STAMPS:**

Exempt pursuant to Section 31-45 (b) of the Real Estate Transfer Act Law

*MHC ll*

Buyer, Seller or Representative

# UNOFFICIAL COPY

DATED this 12<sup>th</sup> day of March 2021.

Jeanine Parent by Debra Daigle as PoA  
Jeanine Parent as co-trustee for the sole  
shareholder of Leon Parent Trucking Company,  
Inc., an Illinois dissolved corporation  
By: Debra Daigle acting as Power of Attorney  
for Jeanine Parent

Gail Spadaro as co-trustee for the sole  
shareholder of Leon Parent Trucking Company,  
Inc., an Illinois dissolved corporation

Jeanine A Parent by Debra Daigle as PoA  
Jeanine Parent as successor co-trustee of the  
Leon N. Parent, Jr. Trust dated May 1, 2006  
By: Debra Daigle acting as Power of Attorney  
for Jeanine Parent

Gail Spadaro as successor co-trustee of the  
Leon N. Parent, Jr. Trust dated May 1, 2006

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 Debra Daigle and Gail Spadaro signed, sealed and delivered the said  
instrument as their free and voluntary act, for the uses and purposes therein set forth, including the  
release and waiver of the right of homestead.

Given under my hand and notarial seal, this 15<sup>th</sup> day of March 2021.



Lisa Mancini  
NOTARY PUBLIC

My commission expires on \_\_\_\_\_

**NAME AND ADDRESS OF PREPARER:**

Mark H. Sterk  
Odelson, Sterk, Murphey, Frazier & McGrath, Ltd.  
3318 West 95<sup>th</sup> Street  
Evergreen Park, Illinois 60805

**COUNTY - ILLINOIS TRANSFER STAMPS:**

Exempt pursuant to Section 31-45 (b) of  
the Real Estate Transfer Act Law  
Mark H Sterk  
Buyer, Seller or Representative

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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or their agent affirms that, to the best of their 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 and hold title to real estate under the laws of the State of Illinois.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

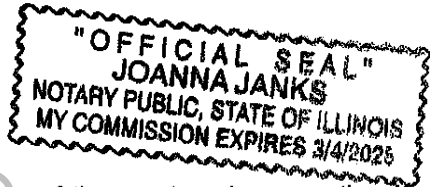
**GRANTOR OR AGENT:**

[Signature]  
Signature

Print Name

Subscribed and sworn to before me this 19 of MARCH, 2021

[Signature]  
Notary Public



The grantee or their 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.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

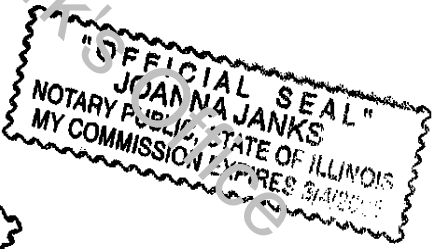
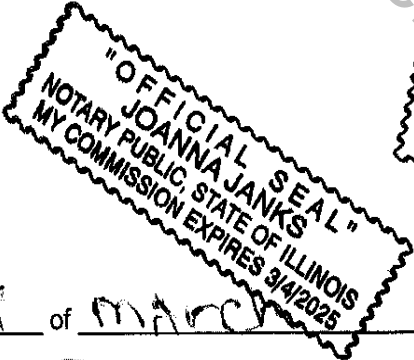
**GRANTEE OR AGENT:**

[Signature]  
Signature

Print Name

Subscribed and sworn to before me this 19 of MARCH, 2021

[Signature]  
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.

[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.]