

**WARRANTY DEED IN TRUST**  
**Statutory (Illinois)**

Doc#: 2109220410 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/02/2021 01:25 PM Pg: 1 of 3

**PREPARED BY and MAIL TO:**

Yudell and Lonoff, LLC  
Alice S. Lonoff  
400 Central Ave., Ste. 110  
Northfield, IL 60093

Dec ID 20210201649806

**MAIL SUBSEQUENT TAX BILLS TO:**

Mary E. DeGrazia, Trustee  
809 Judson Ave., Apt. 2E  
Evanston, IL 60202

THE GRANTOR, **MARY DEGRAZIA**, also known as **MARY E. DEGRAZIA**, a single person, of City of Evanston, County of Cook, State of Illinois, for and in consideration of Ten Dollars in hand paid, CONVEYS and WARRANTS unto GRANTEE, **MARY E. DEGRAZIA**, a single woman, not individually but as trustee, respectively of her own revocable trust, being the sole trustee and sole primary beneficiary of her revocable trust, such trust being identified as follows: **MARY E. DEGRAZIA AS TRUSTEE OF THE MARY E. DEGRAZIA TRUST u/a/d February 25, 2021**, (hereinafter referred to as "said trustee," regardless of the number of trustees), said interest to be held in fee simple, and unto each and every successor or successors in trust under said trust agreements, the following described real estate in the County of Cook and State of Illinois, to wit:

UNIT NUMBER 809-2-E IN STONELEIGH COURT CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 9 AND 10 IN BLOCK 9 IN WHITE'S ADDITION TO EVANSTON SUBDIVISION OF PART OF THE NORTH 1/2 OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 92468873, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PERMANENT REAL ESTATE INDEX NUMBER: **11-19-403-019-1012**  
ADDRESS OF REAL ESTATE: **809 Judson, Apt. 2-E, Evanston, IL 60202**

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trusts agreement set forth.

CITY OF EVANSTON  
**EXEMPTION**

# UNOFFICIAL COPY

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

And the said Grantor hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, Grantor has hereunto set her hand and seal this 25<sup>th</sup> day of February, 2021.

Mary E. Degrazia  
MARY E. DEGRAZIA

State of Illinois }  
County of COOK }<sup>ss</sup>

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **MARY E. DEGRAZIA** personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth. WITNESS my hand and official seal in the County and State last aforesaid this 25<sup>th</sup> day of Feb, 2021.

Alice S Lonoff  
Notary Public

COUNTY-ILLINOIS TRANSFER STAMPS  
EXEMPT UNDER PROVISIONS OF PARAGRAPH e,  
SECTION 31-45, REAL ESTATE TRANSFER TAX LAW



DATED: 2-25-21 Alice S Lonoff Atty.

Impress seal here

# UNOFFICIAL COPY

## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her 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: February 25, 2021

Signature: Mary E. DeGrazia  
Grantee

Subscribed and sworn to before me by the said Mary E. DeGrazia

This 25<sup>th</sup> day of February 2021

Notary Public: Alice S Lonoff



The grantee or his/her 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.

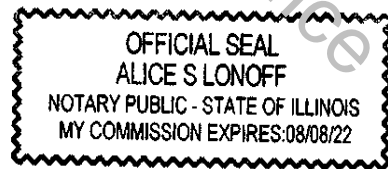
Dated: February 25, 2021

Signature: Mary E. DeGrazia  
Grantee

Subscribed and sworn to before me by the said Mary E. DeGrazia

This 25<sup>th</sup> day of Feb. 2021

Notary Public: Alice S Lonoff



**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.