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WARRANTY DEED IN TRUST
PAGE 1 OF 2

Doc#: 2112512457 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/05/2021 01:33 PM Pg: 1 of 4

THE GRANTOR, KEMISHA L.
ALLEN, Individually,

Dec ID 20210401616737

of the Village of FLOSSMOOR, County of COOK, State of ILLINOIS, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to Grantee, KEMISHA L. ALLEN, TRUSTEE OF THE KEMISHA L. ALLEN LIVING TRUST DATED APRIL 27, 2021, AND ANY AMENDMENTS THERETO, all interest in the following described real estate in the County of COOK, State of ILLINOIS, together with all tangible personal property permanently or regularly located at and used in and about said premises, *to wit*:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

The premises commonly known as: 213 Shea Ct., Flossmoor, IL 60422

Permanent Index Number (PIN): 32-18-220-006-0000

Exempt under provisions of Section 4, Paragraph (e) of the Real Estate Transfer Tax Act.

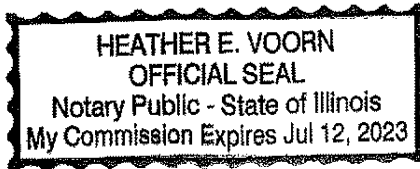
4-27-2021 Kemisha Allen
DATE SIGNED

The legal description contained on this document was not independently verified through title research or a title insurance company, per the request of the Client, and is based solely upon the last recorded deed or other documentation provided by the Client.

IN WITNESS HEREOF, the grantor aforesaid has hereunto set her hand on April 27, 2021 remotely and in accordance with 5 ILCS 175/95-20.

Kemisha Allen
KEMISHA L. ALLEN

State of Illinois)
) ss.
County of Cook)



THIS DOCUMENT PREPARED BY:
HEATHER E. VOORN, ESQ.
DELANEY DELANEY & VOORN, LTD.
14524 JOHN HUMPHREY DRIVE
ORLAND PARK, IL 60462
(708) 675-7144

Subscribed and sworn to before me, remotely and in accordance with 5 ILCS 175/95-2, this 27th DAY OF APRIL, 2021.

Heather E. Voorn
Notary Public, Employed by DeLaney Delaney & Voorn, Ltd.

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PAGE 2 OF 2

SUBJECT TO the express conditions subsequent that (1) if the Trustee becomes unwilling or unable to act, the instrument appoints a successor trustee, (2) any successor Trustee, without any conveyance, transfer or order of court, shall have all of the right and title of the Trustee and all of the rights, powers, authorities and discretions of the Trustee, and (3) any person dealing with any successor Trustee may, without liability and without inquiring into the terms of the instrument described above, rely upon the written certification of the successor Trustee that the successor Trustee has become successor Trustee, and (4) any person dealing with any Trustee (a) shall not be obligated to (i) see to the application of any money paid or property delivered to the Trustee or (ii) inquire into the terms of the instrument or the necessity or expediency of any act of the Trustee, and (b) may rely upon the written certification of the Trustee that the Trustee has the power and authority to sell, mortgage, or lease said premises or otherwise act as stated in the written certification.

The Trustees, which term shall refer to the Trustees originally named or to any successor Trustee(s), subject to the conditions aforesaid, shall have and hold said premises upon the trusts and for the uses and purposes set forth in the instrument.

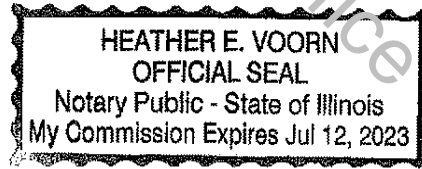
IN WITNESS HEREOF, the grantor aforesaid has hereunto set her hand on this 27th DAY OF APRIL, 2021.


KEMISHA L. ALLEN

State of Illinois)
) ss.
County of Cook)

I, the undersigned, Notary Public, certify Kemisha L. Allen, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me on this 27th day of April 2021, remotely and in accordance with 5 ILCS 175/95-20, and acknowledged that she signed and delivered this instrument as her free and voluntary act, for the uses and purposes therein set forth.


Notary Public, Employed by Delaney Delaney & Voorn, Ltd.



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| MAIL TO: HEATHER E. VOORN, ESQ. DELANEY DELANEY & VOORN, LTD. 14524 JOHN HUMPHREY DRIVE ORLAND PARK, IL 60462 | SEND SUBSEQUENT TAX BILLS TO: KEMISHA L. ALLEN 213 SHEA CT. FLOSSMOOR, IL 60422 |
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STATEMENT BY GRANTOR AND GRANTEE

The grantors or their agent affirms that, to the best of their knowledge, the name or 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 title to real estate under the laws of the State of Illinois.

Dated April 27, 2021

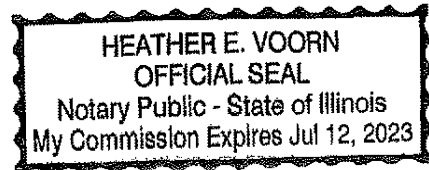
Signature:

Kemisha Allen
KEMISHA L. ALLEN

SUBSCRIBED AND SWORN TO BEFORE ME, remotely and in accordance with 5 ILCS 175/95-20:
This 27th day of April 2021.

Heather E. Voorn

NOTARY PUBLIC, Employed by Delaney Delaney & Voorn, Ltd.



The grantees or their agent affirms that, to the best of their knowledge, the name or 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 title to real estate under the laws of the State of Illinois.

Dated April 27, 2021

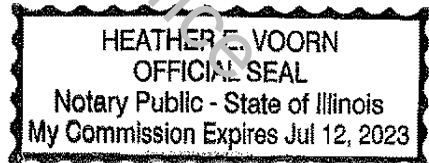
Signature:

Kemisha Allen
KEMISHA L. ALLEN, TRUSTEE OF THE
KEMISHA L. ALLEN LIVING TRUST DATED
APRIL 27, 2021

SUBSCRIBED AND SWORN TO BEFORE ME, remotely and in accordance with 5 ILCS 175/95-20:
This 27th day of APRIL, 2021.

Heather E. Voorn

NOTARY PUBLIC, Employed by Delaney Delaney & Voorn, Ltd.



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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Exhibit "A"
Legal Description

PARCEL 1:

LOT 55 IN ROBERTS COVE RESUBDIVISION NO. 2 BEING A SUBDIVISION OF LOT 33 OF ROBERTS COVE SUBDIVISION AND LOT 32 OF ROBERTS COVE RESUBDIVISION IN THE NORTHWEST ¼ OF THE NORTHEAST ¼ OF SECTION 18, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS AS SHOWN ON PLAT OF RESUBDIVISION RECORDED MARCH 17, 1989 AS DOCUMENT 89118411 AND CERTIFICATE OF CORRECTION RECORDED APRIL 26, 1989 AS DOCUMENT 89185471 AND AS CONTAINED IN DECLARATION OF RESTRICTIVE COVENANTS RECORDED OCTOBER 3, 1988 AS DOCUMENT 88453561.

The premises commonly known as: 213 Shea Ct., Flossmoor, IL 60422

Permanent Index Number (PIN): 32-18-220-006-0000

Property of Cook County Clerk's Office

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