

UNOFFICIAL COPY

Doc#. 2122846053 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/16/2021 09:52 AM Pg: 1 of 7

Dec ID 20210801633376
ST/CO Stamp 1-488-373-520

Commitment Number: 21NL33328

21W37270

This instrument prepared by: Ross M. Rosenberg, Esq., Rosenberg PLLC, Attorneys At Law, 101 South Reid Street, Suite 307, Sioux Falls, South Dakota 57103 (513) 247-9605.

After Recording, Return To:

~~Nations Lending Services~~ WWR

9001 W. 67th St.

Merriam, KS 66202

Mail Tax Statements To: **Thomas J. Insley and Kathryn M. Insley: 17600 Webster Ct., Tinley Park, IL 60487**

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
27351040280000

QUITCLAIM DEED

Thomas A. Kelly, an unmarried man who erroneously acquired title as a married man and Kathryn M. Insley, married to Thomas J. Insley, all interest as joint tenants, hereinafter grantors, whose tax-mailing address is 17600 Webster Ct., Tinley Park, IL 60487, without consideration paid, grant and quitclaim to Thomas J. Insley and Kathryn M. Insley Husband and Wife as Tenants by the entireties, hereinafter grantee, whose tax mailing address is 17600 Webster Ct., Tinley Park, IL 60487, with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:

The following described Real Estate situated in the County of Cook, State of Illinois, to wit: Lot 222 in Gallagher and Henry's Radcliffe Place Unit 6 being a subdivision of part of the Northwest quarter of Section 35, Township 36 North, Range 12 East of the Third Principal Meridian, according to the plat thereof recorded November 28, 2005 as document number 0533234102, in Cook County, Illinois.

UNOFFICIAL COPY

Being the same property conveyed to Thomas A. Kelly and Kathryn M. Insley, married persons, all interest as joint tenants by Warranty Deed from Marci H. Noga, an unmarried woman as recorded 10/10/2018 as Document 1828333355.

Commonly Known As: 17600 Webster Ct, Tinley Park, IL, 60487

Tax ID: 27351040280000

The real property described above is conveyed subject to and with the benefit of: All easements, covenants, conditions and restrictions of record; in so far as in force applicable.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantors, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

Executed by the undersigned on July 26, 2021:

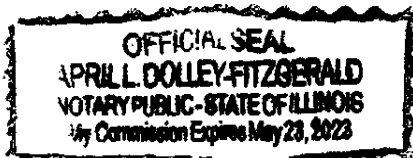
Thomas A. Kelly
Thomas A. Kelly

Kathryn M. Insley
Kathryn M. Insley

Thomas J. Insley
Thomas J. Insley

STATE OF Illinois
COUNTY OF Cook

The foregoing instrument was acknowledged before me on July 26, 2021 by **Thomas A. Kelly**, **Thomas J. Insley** and **Kathryn M. Insley** who are personally known to me or have produced Illinois D.L. as identification, and furthermore, the aforementioned persons have acknowledged that their signatures were their free and voluntary act for the purposes set forth in this instrument.



April L. Dolley-Fitzgerald
Notary Public
April L. Dolley-Fitzgerald

UNOFFICIAL COPY

MUNICIPAL TRANSFER STAMP
(If Required)

COUNTY/ILLINOIS TRANSFER STAMP
(If Required)

EXEMPT under provisions of Paragraph E Section 31-45, Property Tax Code.

Date: July 26, 2021.
Christ H. Fitzgerald
Buyer, Seller or Representative

Property of Cook County Clerk's Office

UNOFFICIAL COPY

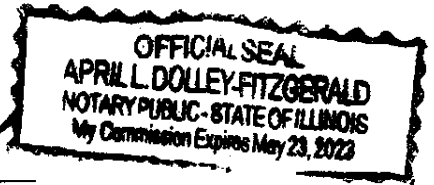
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in land trust is either a natural person, and 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 July 26, 2021

Thomas Kelly
Signature of Grantor or Agent

Subscribed and sworn to before
Me by the said Thomas Aquinas Kelly
this 26 day of July,
20 21.



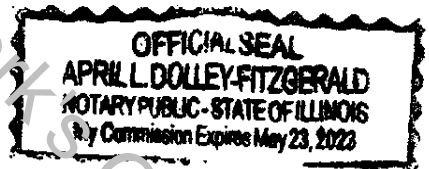
NOTARY PUBLIC April L. Dolley-Fitzgerald
April L. Dolley-Fitzgerald

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 partnership authorized to do business or 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.

Date July 26, 2021

Thomas J. Insley
Signature of Grantee or Agent

Subscribed and sworn to before
Me by the said Thomas J. Insley
This 26 day of July,
20 21.



NOTARY PUBLIC April L. Dolley-Fitzgerald
April L. Dolley-Fitzgerald

NOTE: Any person who knowingly submits a false statement concerning the identity of 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.)

UNOFFICIAL COPY

COOK COUNTY



REAL ESTATE TRANSFER DECLARATION

The following is required by the Cook County Real Property Tax Ordinance effective September 1, 1993. Any transferee who fails to file with the Recorder a real property transfer declaration as required by Section 7 of this ordinance or a supplemental transfer declaration as required by Section 10 of this ordinance or willfully falsifies the value of transferred real estate, shall be subject to a penalty equal to the amount of the applicable tax; and shall be fined an amount not to exceed \$1000.00 or imprisoned for a period not to exceed six months, or both.

Except as to Exempt Transactions, the Recorder is prohibited by law from accepting any deed, assignment or other instrument of transfer for recordation unless it is accompanied by a declaration containing all of the information requested therein.

Recorder's Validation

PROPERTY IDENTIFICATION:

Address of Property 17600 Webster Ct., Tinley Park, IL 60487
Street or Rural Route City Zip Code

Permanent Real Estate Index No. 27351040280000 Township _____

Date of Deed _____ Type of Deed QUIT CLAIM DEED

TYPE OF PROPERTY

- Single Family
- Condo, co-op
- 4 or more units (residential)
- Mixed use (commer. & resid.)
- Commercial
- Industrial
- Vacant Land
- Other (attach description)

INTEREST TRANSFERRED

- Fee title
- Beneficial interest in a land trust
- Lease interest in a ground lease
- Controlling interest in real estate entity (ord. Sec.2)
- Other (attach description)

LEGAL DESCRIPTION:

Sec. _____ Twp. _____ Range _____
(Use additional sheet, if necessary)

SEE EXHIBIT A

COMPUTATION OF TAX:

Full actual consideration	\$	0
Less amount of personal property included in purchase	\$	0
Net consideration for real estate	\$	0
Less amount of mortgage to which property remains subject	\$	0
Net taxable consideration	\$	0
Amount of tax stamps (\$.25 per \$500 or part thereof)	\$	0

ATTESTATION OF PARTIES: We hereby declare the full actual consideration and above facts contained in this declaration to be true and correct.

Thomas A. Kelly and Kathryn M. Insley 17600 Webster Ct., Tinley Park, IL 60487
Name and Address of Seller (Please Print) Street or Rural Route City Zip Code

Signature: _____
Seller or Agent

Thomas A. Insley and Kathryn M. Insley 17600 Webster Ct., Tinley Park, IL 60487
Name and Address of Buyer (Please Print) Street or Rural Route City Zip Code

Signature: Thomas A. Insley Kathryn M. Insley
Buyer or Agent

17600 Webster Ct., Tinley Park, IL 60487
Use space below for tax mailing address, if different from above.

UNOFFICIAL COPY

EXEMPT TRANSFERS (Check the Appropriate Box)

Exempt transfers are subject to the requirement contained in subsection 7(c) of this ordinance.

7(c) No transfer shall be exempt from the tax imposed by this ordinance unless the declaration describes the facts supporting the exemption and is accompanied by such supporting documentation as the Recorder may reasonably require."

- A. Transfers of real property made prior to May 21, 1979 where the deed was recorded after that date or assignments of beneficial interests in real property dated prior to August 1, 1985, where the assignment was delivered on or after August 1, 1985;
- B. Transfers involving real property acquired by or from any governmental body or acquired by any corporation, society, association, foundation or institution organized and operated exclusively for charitable, religious or educational purposes or acquired by any international organization not subject to local taxes under applicable law; (Copy of IRS granting tax exempt status must be attached)
- C. Transfers in which the deed, assignment or other instrument of transfer secures debt or other obligations;
- D. Transfers in which the deed, assignment or other instrument of transfer, without additional consideration, confirms, corrects, modifies, or supplements a deed, assignment or other instrument of transfer previously recorded or delivered;
- E. Transfers in which the transfer price is less than \$100,000.
- F. Transfers in which the deed is a tax deed;
- G. Transfers in which the deed, assignment or other instrument of transfer releases property which secures debt or other obligations;
- H. Transfers in which the deed is a deed of partition; provided, however, that if a party receives a share greater than its undivided interest in the real property, then such party shall be liable for tax computation on any consideration paid for the excess;
- I. Transfers between a subsidiary corporation and its parent or between subsidiary corporations of a common parent either pursuant to a plan of merger or consolidation or pursuant to an agreement providing for the sale of substantially all of the seller's assets;
- J. Transfers from a subsidiary corporation to its parent for no consideration other than the cancellation or surrender of the subsidiary's stock and transfers from a parent corporation to its subsidiary for no consideration other than the issuance or delivery to the parent of the subsidiary's stock;
- K. Transfers made pursuant to a confirmed plan of reorganization as provided under section 1146 (c) of Chapter 11 of the U.S. Bankruptcy Code of 1978, as amended;
Provide bankruptcy court docket number: _____
- L. Deeds representing transfers subject to the imposition of a documentary stamp tax imposed by the government of the United States, except that such deeds shall not be exempt from filing the declaration; and
- M. Transfers in which the deed or other instrument of transfer is issued to the mortgagee or secured creditor pursuant to a mortgage or security interest foreclosure proceeding or sale or pursuant to a transfer in lieu of foreclosure.

Katherine M. Insley
Sharon D. Insley

UNOFFICIAL COPY

Property of Cook County Clerk's Office

Water Billing Affidavit Cook County

Water Account Numbers:

Address of Property: 17600 Webster Ct., Tinley Park, IL 60487

Seller: Thomas A. Kelly and Kathryn M. Insley

Name of Present Owner/Water Customer: Thomas A. Kelly and Kathryn M. Insley

Seller's Forwarding Street Address: 17600 Webster Ct., Tinley Park, IL 60487

If needed, have you ordered a special garbage pickup? ___ Yes No

Buyer: Thomas ³ Insley and Kathryn M Insley

Name of New Owner/Water Customer: Thomas ³ Insley and Kathryn M Insley

Address (if different from water account address): ³ 17600 Webster Ct., Tinley Park, IL 60487

Anticipated Date for Change of Possession:

Date Final Water Bill Paid N/A Property Standards Satisfied N/A
Final Water Bill Amount N/A You Owe Satisfied N/A

Completed By: Thomas J. Insley
Contact Phone Number: 708-207-4611

Signature: Kathryn M Insley Employee Signature _____
Thomas J Insley