UNOFFICIAL COP



QUIT CLAIM DEED

MAIL TO:

Margaret Riordan 57 Romiga Lane Palos Park, Illinois 60464

NAME AND ADDRESS OF TAXPAYER:

Margaret Piordan 57 Romiga Lane Palos Park, Illinoi: 60464

| ※ 21229040241₩ | | | | |
|-----------------------|--|--|--|--|

Doc# 2122904024 Fee \$93.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH COOK COUNTY CLERK

DATE: 08/17/2021 09:52 AM PG: 1 OF 3

JAMES J. RIORDAN and MAPLY E MCPHILLIPS, as successor co-Trustees to JAMES WILLIAM RIORDAN, as Trustee of the JAME'S WILLIAM RIORDAN RESIDENCE TRUST dated June 30, 1998, and JAMES J. RIORDAN and MARY E. MCPHILLIPS, as successor co-Trustees to MARGARET RIORDAN, as Trustee of the MARGAPE) PIORDAN RESIDENCE TRUST dated June 30, 1998 (collectively referred to as the "Grantor"), of the Village of Palos Park, Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valvable consideration in hand paid, CONVEY and QUIT CLAIM to MARGARET RIORDAN, as Trustee of the MARGARET RIORDAN TRUST dated September 28, 1995, of 57 Romiga Lane, Palos Park Illinois 60464 ("Grantee"), all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

Lot 10 in Meadowdale being a Subdivision of the North 1/2 (except the South 5 acres) of the Southwest 1/4 of the Southwest 1/4 of Section 29, Township 37 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois, according to the plat of subdivision recorded March 30, 1977, as Document #23 869 020.

SUBJECT TO: general taxes for 2021 and subsequent years; covenants, conditions and restrictions of record, if any.

Permanent Index Number:

23-29-301-020-0000

Property Address:

57 Romiga Lane, Palos Park, Illinois 60464

JAMES WILLIAM RIORDAN RESIDENCE TRUST dated June 30, 1998

JAMEST, RIOKDAN, co-Trustee

MARY É. MCRHILLIPS, co-Trustee

16-Aug-2021 REAL ESTATE TRANSFER TAX 0.00 COUNTY 0.00 ILLINOIS: TOTAL: 20210601657081 | 1-445-226-256

2122904024 Page: 2 of 3

UNOFFICIAL COPY

| MARGARET RIORDAN RESIDENCE TRUST dated June 30, 1998 |
|---|
| Ma De San |
| JAMES J. RIORDAN, co-Trustee MARY E. MCPHILLIPS, co-Trustee |
| This Deed is exempt from Real Estate Transfer Taxes pursuant to Section 31-45, Paragraph e, of the |
| Illinois Real Estate Transfer Tax Law. 35 ILCS 200/31-45(e). |
| MAY 19, 2021 Authorized Agent Authorized Agent |
| STATE OF ILLINOIS) |
| COUNTY OF COOK) SS: |
| I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that JAMES J. RICPDAN, as co-Trustee as aforesaid, 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 signed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth. |
| Given under my hand and notarial seal, this 19th day of MAY, 2021. |
| OFFICIAL SEAL MARK MACIASZ NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES: 3/16/2025 |
| STATE OF ILLINOIS) SS: |
| COUNTY OF COOK) |

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that MARY E. MCPHILLIPS, as co-Trustee as aforesaid, 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 signed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this Alday of May, 2021

OFFICIAL SEAL
MARK MACIASZ
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES: 3/16/2025

Notary Public

NAME and ADDRESS OF PREPARER:

Mark Maciasz, Esq. Attorney at Law 5 S. Sixth Ave. La Grange, Illinois 60525

2122904024 Page: 3 of 3

UNOFFICIAL COPY

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

| partitional partitionized to do business of adquire and flore like to real | Coldie in minore, 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: MAY 19 , 20 21 SIG | GNATURE: |
| <u> </u> | GRANTOP OF AGENT |
| GRANTOR NOTARY SECTION: The below section is to be completed by the | NOTARY who witnesses the GRANTOR signature. |
| Subscribed and swo n >> before me, Name of Notary Public: | |
| By the said (Name of Grantor): | AFFIX NOTARY STAMP BELOW |
| On this date of: MAY 60 20 21 | <i>\$</i> ~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~ |
| NOTARY SIGNATURE: Mm / Mu | OFFICIAL SEAL MYRIAM P OLIVAS |
| NOTART SIGNATURE. | NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:11/16/21 |
| 7 | |
| GRANTEE SECTION | |
| The GRANTEE or her/his agent affirms and verifies that the nan e of | the GRANTEE shown on the deed or assignment |
| of beneficial interest (ABI) in a land trust is either a natural person, as | ויין, ois corporation or foreign corporation |
| authorized to do business or acquire and hold title to real estate in Illi | Y // W |
| acquire and hold title to real estate in Illinois or other entity recognize | d as a person and authorized to do business or |
| acquire and hold title to real estate under the laws of the State of Illin | ois. |
| DATED: 19 , 20 21 SI | GNATURE: / //c/Mar |
| <u> </u> | GRANTEE OF AGENT |
| GRANTEE NOTARY SECTION: The below section is to be completed by the | e NOTARY who witnesses the GRANTSE signature. |
| Subscribed and sworn to before me, Name of Notary Public: | |
| By the said (Name of Grantee): | AFFIX NOTARY STAM / DELOW |
| May 191 | , |
| On this date of: (1)(2) (1) , 20 21 | OFFICIAL SEAL MYRIAM P OLIVAS |
| NOTARY SIGNATURE: MM | NOTARY PUBLIC - STATE OF ILLINOIS |
| 7.00 | MY COMMISSION EXPIRES:11/16/21 |
| <u>_</u> | |

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 <u>DEED</u> or <u>ABI</u> to be recorded in Cook County, Illinois if exempt under provisions of the <u>Illinois Real Estate Transfer Act</u>: (35 ILCS 200/Art. 31)