



Doc# 2124322074 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 08/31/2021 03:57 PM PG: 1 OF 4

## DEED IN TRUST

On this 10th day of May, 2021, BERNARD ROIZMAN, of Chicago, Cook County, Illinois, Grantor, as surviving joint tenant of his late wife, Betty Roizman, who died a resident of Illinois on March 20, 2021, for and in consideration of One Dollar and Other Valuable Consideration in hand paid, conveys and quitclaims to himself, not individually but as Trustee of the BERNARD ROIZMAN TRUST dated September 8, 1992, as amended, and to every successor Trustee or Trustees, Grantee, all of Grantor's right, title and interest in the following described Real Estate, to wit:

### SEE ATTACHED EXHIBIT A FOR LEGAL DESCRIPTION

Property Index Number: 20-13-103-014-1008

Property Address: 5555 S. Everett, Unit 12A, Chicago, IL 60637

Situated in the County of Cook, in the State of Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of this State; to have and to hold the said premises with the appurtenances on the trusts and for the uses and purposes set forth in said trust.

This deed is made to said Trustee, who shall have authority to make deeds; leases; easements; and other conveyances of said property without further showing of authority than this deed. Any grantee of said Trustee is lawfully entitled to rely on this power to convey without further inquiry into the power of said Trustee unless the grantee has actual knowledge that the conveyance is a violation of the trust.

In no case shall any party dealing with said Trustee or successor Trustee or Trustees in relation to said premises be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity of expediency of any act of said Trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, mortgage, lease, or other instrument executed by said Trustee in relation to said real estate shall be conclusive evidence in favor of every person relying on or claiming under any such conveyance, lease, or other instrument (a) that at the time of the delivery thereof the trust agreement was in full force and effect; (b) that such conveyance or other instrument was executed in accordance

# UNOFFICIAL COPY

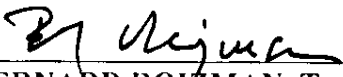
with the trusts, conditions, and limitations contained in said trust agreement or in some amendment thereof and binding on all beneficiaries thereunder; (c) that said Trustee was duly authorized and empowered to execute, and deliver every such deed, lease, mortgage, or other instrument; and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust has or have been properly appointed and is or are fully vested with all the title, estate, rights, powers, authorities, duties, and obligations of its, his, her, or their predecessor in trust.

EXEMPT UNDER PROVISIONS OF SECTION 31-45(e) OF THE REAL ESTATE TRANSFER TAX LAW, 35 ILCS 200/31-45(e).

IN WITNESS WHEREOF, the Grantor hereunto sets his hand and seal the day and year first above written.

  
BERNARD ROIZMAN, Grantor

The undersigned, as trustee of the Bernard Roizman Trust, does hereby accept the above conveyance the day and year first above written.

  
BERNARD ROIZMAN, Trustee

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 BERNARD ROIZMAN is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me on this 26<sup>th</sup> day of May, 2021, and acknowledged that he signed, sealed and delivered said instrument as his free and voluntary act for the uses and purposes therein set forth.


  
NOTARY PUBLIC

(SEAL)

**Prepared By and, After Recording, Mail to:**

Kirk A. Hoopingarner  
Quarles & Brady LLP  
300 N. LaSalle Street, Suite 4000  
Chicago, Illinois 60654-3406



<b>REAL ESTATE TRANSFER TAX</b>		31-Aug-2021
	<b>CHICAGO:</b>	0.00
	<b>CTA:</b>	0.00
	<b>TOTAL:</b>	0.00 *

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## EXHIBIT A

### LEGAL DESCRIPTION



Unit No. A-12 in Jackson Towers Condominium as delineated on the survey of the following described parcels of real estate (hereinafter referred to collectively as "Parcel"):

The West 160 feet of the South 148 feet 4 inches (except the West 71 feet of the North 4 feet 4 inches of the said South 148 feet 4 inches) of that part of Block 3 in the East End Subdivision of Sections 12 and 13, Township 38 North, Range 14, East of the Third Principal Meridian, lying East of the East line of Everett Avenue as widened; also

The South 35 feet of the East 6 inches of the West 160 feet 6 inches of the South 148 feet 4 inches (except the West 71 feet of the North 4 feet 4 inches of said South 148 feet 4 inches) of that part of Block 3 aforesaid all in Cook County, Illinois, which survey is attached as Exhibit "A" to Declaration of Condominium recorded as Document 20616365; together with its undivided percentage interest in the common elements.

**PERMANENT INDEX NUMBERS:** 20-13-103-014-1008

**COMMON ADDRESS:** 5555 S. Everett Unit 12A, Chicago, IL 60637

REAL ESTATE TRANSFER TAX		31-Aug-2021
		COUNTY: 0.00
		ILLINOIS: 0.00
		TOTAL: 0.00
20-13-103-014-1008	20210801654099	0-400-740-112

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## 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 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 state under the laws of the State of Illinois.

Dated: May 26, 2021

Signature: [Handwritten Signature]  
Grantor or Agent

SUBSCRIBED AND SWORN to before me this 26<sup>th</sup> day of May, 2021.

[Handwritten Signature]  
NOTARY PUBLIC

My Commission Expires:



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 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: May 26, 2021

Signature: [Handwritten Signature]  
Grantor or Agent

SUBSCRIBED AND SWORN to before me this 26<sup>th</sup> day of May, 2021.

[Handwritten Signature]  
NOTARY PUBLIC

My Commission Expires:

