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ILLINOIS DEED IN TRUST

PURSUANT TO 760 ILCS 3/

ILLINOIS TRUST CODE

PROPERTY IDENTIFICATION NUMBER:

29-26-202-022-0000

COMMONLY REFERRED TO ADDRESS:

17104 KENWOOD AVENUE

SOUTH HOLLAND, IL 60473

THORNTON TWP

ILLINOIS DEED IN TRUST PURSUANT TO §760 ILCS 3/ET SEQ. ILLINOIS TRUST CODE

NOW COMES THE GRANTOR WHO OWNS A 100% INTEREST IN FEE SIMPLE:

GRANTOR: MR. MARIO A. REED, (an UNMARRIED MAN)

of 17104 KENWOOD AVE., IN S HOLLAND, IL 60473, COOK COUNTY, IN THORNTON TWP

For and in CONSIDERATION of TEN DOLLARS AND 00/100 (\$10.00) and NO OTHER VALUE IN HAND PAID, DO NOW CONVEY AND WARRANT on this 4TH DAY OF SEPT. IN THE YEAR 2021 to the following GRANTEE for which this DEED & FUTURE TAX BILL SHOULD BE MAILED TO:

GRANTEE: THE 17104 KENWOOD AVE REVOCABLE LIVING TRUST

DATED JUNE 25TH, 2021, OF 17104 KENWOOD AVE, IN S HOLLAND, IL 60473

THE FOLLOWING REAL PROPERTY SITUATED IN COOK COUNTY TO WIT:

COMMONLY REFERRED TO ADDRESS: 17104 KENWOOD AVE, SOUTH HOLLAND, IL 60473

PROPERTY INDEX NUMBER: 29-26-202-022-0000 | LEGAL DESCRIPTION: SEE ATTACHED

THIS INSTRUMENT WAS PREPARED BY: THE LOOMARTEE LAW GROUP,

LOCATED AT 625 E 170TH ST, UNIT 2 EAST, SOUTH HOLLAND, IL 60473



2127329026

Doc# 2127329026 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 09/30/2021 12:31 PM PG: 1 OF 5

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ILLINOIS DEED IN TRUST PURSUANT TO §760 ILCS 3/ET SEQ. ILLINOIS TRUST CODE ACT PAGE 2

FURTHERMORE, THIS DEED IN TRUST CONVEYS ALL INTEREST IN FEE SIMPLE, AS TO THE 100% OWNERSHIP STAKE OWNED BY MR. MARIO A. REED, ESQ. ACQUIRED ON JUNE 25TH, 2015 BY THE TRUSTEE'S DEED WITH THE COOK COUNTY RECORDER OF DEEDS DOCUMENT NUMBER: 1518246214.

Finally, the **GRANTOR: MR. MARIO A. REED, ESQ. (AN UNMARRIED MAN)** does now hereby **WAIVE & RELEASE ALL RIGHTS** and by **VIRTUE OF THE HOMESTEAD EXEMPTION LAWS** of the **STATE OF ILLINOIS** to the **GRANTEE LISTED ABOVE, SPECIFICALLY, THE 17104 KENWOOD AVE. REVOCABLE LIVING TRUST, DATED JUNE 25TH, 2015, LOCATED AT 17104 KENWOOD AVENUE, IN SOUTH HOLLAND, ILLINOIS 60473** in **FEE SIMPLE**. Also, this **DEED IN TRUST PURSUANT TO §760 ILCS 3/ET SEQ** is **EXEMPT OF ALL REAL ESTATE TRANSFER TAXES PURSUANT TO THE ILLINOIS REAL ESTATE TRANSFER TAX ACT OF §35 ILCS 200/31-45(e) (Conveyance for LESS than \$100)** and the corresponding **COOK COUNTY & VILLAGE OF SOUTH HOLLAND** provisions of the **REAL ESTATE TRANSFER TAX ORDINANCES**.


GRANTOR: MR. MARIO A. REED, ESQ. - OWNER OF RECORD

SATURDAY, SEPTEMBER 4TH, 2021
SAT., SEPT. 4TH, 2021

NOTARY VERIFICATION SECTION

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)



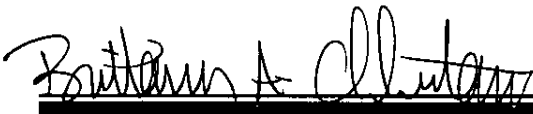
THE LAW OFFICES OF MARIO A. REED
The Education Esquire

www.lawofficesofmarioareed.com

I, **BRITTANY A. CHHUTANI**, A **NOTARY PUBLIC** in the **STATE OF ILLINOIS** and the **COUNTY OF COOK** do hereby swear and affirm that **MR. MARIO A. REED, ESQ.** appeared before me on **SEPTEMBER 4TH, 2021** and affixed his signature to the foregoing **DEED IN TRUST** under his own free and voluntary act while free from any undue influence.

PLEASE STAMP NOTARY STAMP OR SEAL BELOW:




SIGNATURE OF NOTARY PUBLIC ABOVE:



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ILLINOIS DEED IN TRUST PURSUANT TO §760 ILCS 3/ET SEQ. ILLINOIS TRUST CODE ACT PAGE 3

ATTACHED LEGAL DESCRIPTION

LOT FORTY-FIVE (45) IN HUGUELET'S
 SECOND ADDITION TO SOUTH
 HOLLAND, BEING A SUBDIVISION OF
 PART OF THE WEST HALF (1/2) OF
 THE NORTHEAST QUARTER (1/4) OF
 SECTION TWENTY-SIX (26),
 TOWNSHIP THIRTY-SIX (36) NORTH,
 RANGE FOURTEEN (14) EAST OF THE
 THIRD PRINCIPAL MERIDIAN IN
 COOK COUNTY, ILLINOIS.

ILLINOIS & COOK COUNTY EXEMPT MUNICIPAL TRANSFER TAX STAMP

REAL ESTATE TRANSFER TAX		30-Sep-2021
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

29-26-202-022-0000

| 20210901690154 | 1-078-612-112

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from CH. 34, par. 3-5020)

GRANTOR SECTION: MR. MARIO A. REED, ESQ.

The GRANTOR, MR. MARIO A. REED, ESQ., now affirms that to the best of his knowledge, the GRANTEE, THE 17104 KENWOOD AVE. REVOCABLE LIVING TRUST DATED JUNE 25TH, 2015 shown on the foregoing DEED IN TRUST is A LEGAL ENTITY authorized to acquire and hold title to real estate under the laws of the STATE OF ILLINOIS.

GRANTOR SIGNATURE ABOVE: MR. MARIO A. REED, ESQ.

SATURDAY, SEPTEMBER 4TH, 2021:

GRANTOR NOTARY SECTION: NOTARY PUBLIC, IN THE STATE OF ILLINOIS

I, BRITTANY A. CHHUTANI, ESQ., A NOTARY PUBLIC in the STATE OF ILLINOIS, do hereby now swear and affirm that MR. MARIO A. REED, ESQ. did appear before me on SEPTEMBER 4TH, 2021, and affixed his signature to the above STATEMENT BY GRANTOR under their own free and voluntary act, while free from any undue influence.

AFFIX NOTARY STAMP BELOW:



NOTARY PUBLIC SIGNATURE ABOVE:

GRANTEE SECTION: THE 17104 KENWOOD AVE. REVOCABLE LIVING TRUST DATED JUNE 25TH, 2021

The AUTHORIZED AGENT FOR THE GRANTEE, THE 17104 KENWOOD AVE. REVOCABLE LIVING TRUST DATED JUNE 25TH, 2015 does now hereby swear that to the best of her/his knowledge the GRANTEE, THE 17104 KENWOOD AVE. REVOCABLE LIVING TRUST DATED JUNE 25TH, 2015 shown on the foregoing DEED IN TRUST is A LEGAL ENTITY authorized to acquire and hold title to real estate under the laws of the STATE OF ILLINOIS.

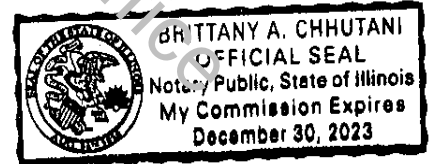
GRANTEE SIGNATURE ABOVE: AGENT FOR THE 17104 KENWOOD AVE. REVOCABLE LIVING TRUST DATED JUNE 25TH, 2015

SATURDAY, SEPTEMBER 4TH, 2021:

GRANTEE NOTARY SECTION: NOTARY PUBLIC, IN THE STATE OF ILLINOIS

I, BRITTANY A. CHHUTANI, ESQ. THE BELOW SIGNING NOTARY PUBLIC in the STATE OF ILLINOIS, do hereby now swear and affirm that the AUTHORIZED AGENT OF THE 17104 KENWOOD AVE. REVOCABLE LIVING TRUST DATED JUNE 25TH, 2015 did appear before me on SEPTEMBER 4TH, 2021, and affixed her/his respective signature to the above STATEMENT BY GRANTEE under her/his own free and voluntary act, while free from any undue influence.

AFFIX NOTARY STAMP BELOW:



NOTARY PUBLIC SIGNATURE ABOVE:

CRIMINAL LIABILITY NOTICE:

PURSUANT TO §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 A CLASS A MISDEMEANOR FOR SUBSEQUENT OFFENSES.

ATTACH THIS GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE TO THE QUITCLAIM DEED TO BE RECORDED IN COOK COUNTY, ILLINOIS BECAUSE THE FOREGOING DEED IN TRUST DEED IS EXEMPT UNDER THE PROVISIONS OF THE ILLINOIS REAL ESTATE TRANSFER ACT §35 ILCS 200/ART. 31.

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THIS INSTRUMENT PREPARED BY
AND WHEN RECORDED RETURN TO:

**VILLAGE OF SOUTH HOLLAND
CERTIFICATE OF PAYMENT
OF OUTSTANDING SERVICE CHARGES**

The undersigned, Deputy Village Clerk for the Village of South Holland, Cook County, Illinois, certifies that all outstanding service charges, including but not limited to, water service, building code violations, and other charges, plus penalties for delinquent payments, if any, for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: **Mario Reed**
Mailing Address: **17104 Kenwood , South Holland, IL 60473**
Telephone No.: **708-808-0814**
Attorney or Agent: **Mario A Reed**
Telephone No.: **708-808-0814**
Property Address: **17104 Kenwood Ave
South Holland, IL 60473**
Property Index Number (PIN): **29-26-202-022-0000**
Water Account Number: **0300059000**
Date of Issuance: **9/28/2021**

State of Illinois)
County of Cook)

This instrument was acknowledged before
me on September 28, 2021 by

Michelle R Liddell
Michelle R Liddell
(Signature of Notary Public)

VILLAGE OF SOUTH HOLLAND

By: But Scott
Deputy Village Clerk or Representative



[SEAL]

THIS CERTIFICATE IS GOOD FOR ONLY 30 DAYS AFTER THE DATE OF ISSUANCE.