

UNOFFICIAL COPY

QUIT CLAIM D E E D IN TRUST

Doc#. 2129846169 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/25/2021 11:40 AM Pg: 1 of 4

THE GRANTOR(S), RANDALL RYAN, divorced and not since remarried, of the City of Chicago, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **CONVEY(S) and QUIT CLAIM(S)** to

Dec ID 20211001611106
ST/CO Stamp 1-105-831-056
City Stamp 1-038-328-976

THE RANDALL M. RYAN LIVING TRUST

of 4819 N. Natoma, City of Chicago, State of Illinois, the following described Real Estate:

SEE LEGAL DESCRIPTION ATTACHED HERETO MARKED EXHIBIT A

COMMONLY KNOWN AS: 4819 N. Natoma, Chicago, IL 60656
PIN: 13-07-421-004-0000

situated in the County of Cook, State of Illinois. To have and to hold the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth. The Grantor(s) hereby release(s) and waive(s) all rights under and by virtue of the homestead exemption laws of the State of Illinois.

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 2021 and subsequent years.

Exempt under provisions of Paragraph
Section 4, Real Estate Transfer Tax Act.

10-19-21
Date

Buyer, Seller or Representative

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DATED this 29th day of September, 2021

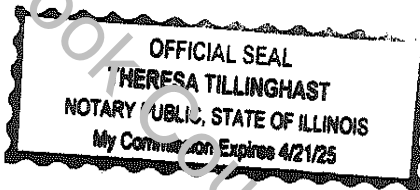
Randall Ryan (SEAL)
RANDALL RYAN

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that RANDALL RYAN, divorced and not since remarried, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth.

WITNESS my hand and official seal this 29th day of September, 2021.

[Signature]
NOTARY PUBLIC



Prepared by : **William J. Gross, Attorney at Law, Prospect Law Group LLC., 41 S. Prospect Ave., Suite #201, Park Ridge, Illinois 60068**

MAIL TO:

RANDALL RYAN
4819 N NATOMA
CHICAGO, ILLINOIS 60656

SEND SUBSEQUENT TAX BILLS TO:

RANDALL RYAN
4819 N NATOMA
CHICAGO, ILLINOIS 60656

Recorder's Office Box No. _____

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LEGAL DESCRIPTION

LOT 17, IN BLOCK 4 IN W.F. KAISER AND COMPANY'S RIDGEMOOR TERRACE, A SUBDIVISION OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHEAST 1/4 AND THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 7, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 13-07-421-004-0000

Common Address: 4819 N. Natoma, Chicago, Illinois 60656

Property of Cook County Clerk's Office

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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

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.

DATED: 9/29/2021

SIGNATURE: [Signature]
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): Randall Ryan

On this date of: 9/29/2021

NOTARY SIGNATURE: Theresa Tillinghast

[Signature]
AFFIX NOTARY STAMP BELOW

OFFICIAL SEAL
THERESA TILLINGHAST
 NOTARY PUBLIC, STATE OF ILLINOIS
 My Commission Expires 4/21/25

GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that 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 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: 9/29/2021

SIGNATURE: [Signature]
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): Randall Ryan

On this date of: 9/29/2021

NOTARY SIGNATURE: Theresa Tillinghast

[Signature]
AFFIX NOTARY STAMP BELOW

OFFICIAL SEAL
THERESA TILLINGHAST
 NOTARY PUBLIC, STATE OF ILLINOIS
 My Commission Expires 4/21/25

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