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Doc#: 2201913564 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 01/19/2022 03:20 PM Pg: 1 of 5

**After Recording Return to:**

**Loop Clerking Service, Inc**  
77 W Washington St, Ste 1414  
Chicago IL 60602  
312-508-5565

Dec ID 20211201687201

**Instrument Prepared By:**

Kevin T. Kavanaugh, Esq.  
3331 W. Big Beaver, Ste. 109  
Troy, MI 48084  
Licensed in IL, Bar ID No. 6280331

**Mail Tax Statements To:**

Erin King  
1425 Brophy Ave.  
Park Ridge, IL 60068

**Tax Parcel ID Number:**

12-02-212-012-0000

**Order Number:**

68720526-D2

6570968

**QUIT CLAIM DEED ③**

Tax Exempt under provision of Paragraph E Section 31-4, Property Tax Code, having a consideration less than \$100.00.

By: Erin King, date 11/30/20  
ERIN KING

Dated this 30 day of November, 2020 WITNESSETH, that **ERIN KING, a single woman**, whose address is 1425 Brophy Ave., Park Ridge, IL 60068, hereinafter referred to as "GRANTOR," whether one or more, for and in consideration of the sum of TEN (\$10.00) DOLLARS, in hand paid, the receipt of which is hereby acknowledged, does hereby warrant, grant, bargain, sell, assign, remiss, release, convey and confirm unto **ERIN KING, AS TRUSTEE UNDER THE PROVISIONS OF A TRUST AGREEMENT DATED THE 6<sup>TH</sup> OF DECEMBER, 2019 AND KNOWN AS THE ERIN KING TRUST**, whose address is 1425 Brophy Ave., Park Ridge, IL 60068, hereinafter referred to as "GRANTEE," whether one or more, all the rights and title interest in the following described real estate, being situated in the County of Cook, State of Illinois, commonly known as 1425 Brophy Ave., Park Ridge, IL 60068, and legally described as follows, to wit:

The following described property:

**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF**

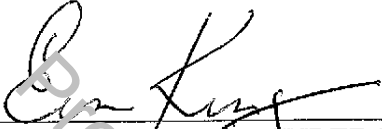
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Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

IN TESTIMONY WHEREOF, WITNESS the signature of the Grantor on the date first written above.

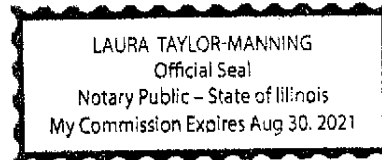
Grantor:



**ERIN KING, AS TRUSTEE UNDER THE PROVISIONS OF A TRUST AGREEMENT DATED THE 6<sup>TH</sup> OF DECEMBER, 2019 AND KNOWN AS THE ERIN KING TRUST**

STATE OF Illinois )  
COUNTY OF Cook )

ss.



I, Laura Taylor-Manning, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that **ERIN KING, AS TRUSTEE UNDER THE PROVISIONS OF A TRUST AGREEMENT DATED THE 6<sup>TH</sup> OF DECEMBER, 2019 AND KNOWN AS THE ERIN KING TRUST**, whose identity was proven through identification shown to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand official seal this 30 day of November, 2020.

Laura Taylor-Manning  
Notary Public  
My commission expires: 8/30/21

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## EXHIBIT A LEGAL DESCRIPTION

Tax Id Number(s): 12-02-212-012-0000

Land situated in the County of Cook in the State of IL LOT 137 AND THE WEST 1/2 OF VACATED ALLEY EAST OF AND ADJOINING SAID LOT 137 IN H. ROY BERRY COMPANY'S PARK RIDGE TERRACE NO. ONE 1 BEING A SUBDIVISION OF PART OF SECTION 2, TOWN 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 1425 Brophy Avenue, Park Ridge, IL 60068-5229

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: 11/30/2020

SIGNATURE: *Erin King*  
GRANTOR or AGENT

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

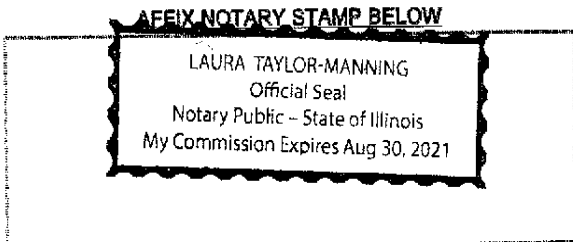
Subscribed and sworn to before me, Name of Notary Public:

*Laura Taylor-Manning*

By the said (Name of Grantor): Erin King

On this date of: 11/30/2020

NOTARY SIGNATURE: *Laura Taylor-Manning*



### 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: 11/30/2020

SIGNATURE: *Erin King*  
GRANTEE or AGENT

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

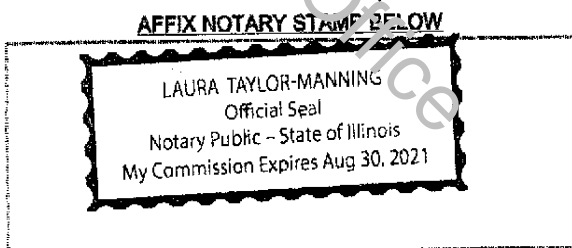
Subscribed and sworn to before me, Name of Notary Public:

*Laura Taylor-Manning*

By the said (Name of Grantee): Erin King, Trustee

On this date of: 11/30/2020

NOTARY SIGNATURE: *Laura Taylor-Manning*

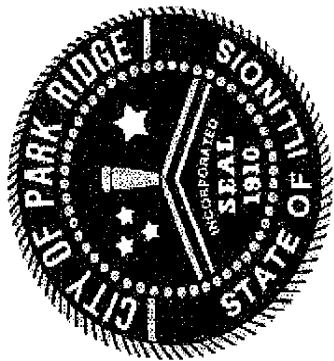


### CRIMINAL LIABILITY NOTICE

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)**

# CITY OF PARK RIDGE FINAL PAYMENT CERTIFICATE



505 Butler PL, Park Ridge, Illinois 60068  
p: (847) 318-5222 | [transferstamp@parkridge.us](mailto:transferstamp@parkridge.us) | [WWW.PARKRIDGE.US](http://WWW.PARKRIDGE.US)

## UNOFFICIAL COPY

Certificate # 21-001430

Pin(s) 12-02-212-012-0000  
Address 1425 BROPHY AVE

*This certificate acts as a receipt that the above-mentioned party  
has complied with City of Park Ridge Ordinance 2020-44*

Property Transfer Tax \$25.00  
Date 12/29/2021

X *Joseph C. Gilmore*

Joseph C. Gilmore  
City Manager

City of Cook County Clerk's Office