

UNOFFICIAL COPY

QUIT CLAIM DEED

Doc#: 2202713409 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/27/2022 04:00 PM Pg: 1 of 3

Dec ID 20220101699059

City Stamp 0-443-252-368

THE GRANTORS, Scott David McConnell and Dayna Marie McConnell, husband and wife, of 1046 N. Hoyne Avenue, Chicago, Cook County, State of Illinois, for the consideration of Ten and No/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY and QUIT CLAIM an undivided 50% interest to Scott McConnell, not individually, but as Trustee of the Scott McConnell Trust dated December 17, 2021, of 1046 N. Hoyne Avenue, Chicago, Cook County, State of Illinois, and an undivided 50% interest to Dayna McConnell, not individually, but as Trustee of the Dayna McConnell Trust dated December 17, 2021, of 1046 N. Hoyne Avenue, Chicago, Cook County, State of Illinois, as Tenants by Entirety pursuant to 735 ILCS 5/12-112 and 765 ILCS 1005/1C, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 6 IN THE SUBDIVISION OF THE NORTH 1/2 OF BLOCK 7 IN SUFFERN'S SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 17-06-310-039-0000
Address of Real Estate: 1046 N. Hoyne Avenue, Chicago, IL 60622

Together with the tenements and appurtenances thereunto belonging.

This is homestead property.

TO HAVE AND TO HOLD the same unto the Grantee and to the proper use, benefit, and behoof forever of said Grantee.

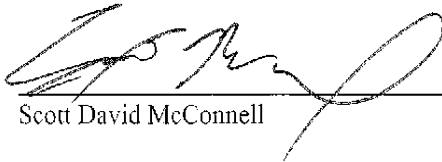
Scott McConnell is the primary beneficiary of the Scott McConnell Trust dated December 17, 2021, and Dayna McConnell is the primary beneficiary of the Dayna McConnell Trust dated December 17, 2021. The interests of Scott McConnell and Dayna McConnell, husband and wife, to the homestead property commonly known as, 1046 N. Hoyne Avenue, Chicago, IL 60622, are to be held as Tenants by the Entirety.

This deed is made to said trustees, who shall have authority to make deeds; leases; leases of coal, oil, gas, and other minerals; easements; and other conveyances of said property without further showing of authority than this deed. All grantees of the trustees are lawfully entitled to rely on this power to convey without further inquiry into the power of the trustees unless the grantees have actual knowledge that the conveyance is a violation of the trust.

In no case shall any party dealing with said trustees or a 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 each 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 any said trustees 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 with the trusts, conditions, and limitations contained in said trust agreement or in some amendment thereof and binding on all beneficiaries thereunder; (c) that any said trustees were 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.

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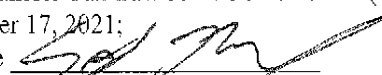
DATED this 17th day of December 2021



 Scott David McConnell

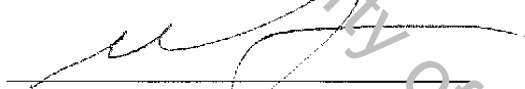


 Dayna Marie McConnell

STATE OF ILLINOIS)
) ss. Exempt under provision of Section 31-45(e) of the
 COUNTY OF COOK) Real Estate Transfer Tax Law 35 ILCS 200/31-45(e)
) Date: December 17, 2021;
) Representative 

I, the undersigned, a Notary Public, DO HEREBY CERTIFY that Scott David McConnell and Dayna Marie McConnell, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary acts, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

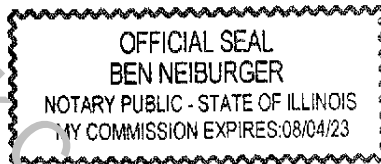
Given under my hand and official seal, this 17th day of December 2021.




 Notary Public

THIS INSTRUMENT WAS PREPARED BY:

Ben A. Neiburger, JD, CPA
 Generation Law, Ltd.
 747 N. Church Rd., Suite B4
 Elmhurst, IL 60126
 (630) 782-1766



<p>MAIL TO: Generation Law, Ltd. 747 N. Church Rd., Suite B4 Elmhurst, IL 60126</p>	<p>SEND SUBSEQUENT TAX BILLS TO: Scott McConnell and Dayna McConnell 1046 N. Hoyne Avenue Chicago, IL 60622</p>
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REAL ESTATE TRANSFER TAX	24-Jan-2022
	CHICAGO: 0.00
	CTA: 0.00
	TOTAL: 0.00 *

17-06-310-039-0000 | 20220101699059 | 0-443-252-368

* Total does not include any applicable penalty or interest due.

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STATEMENT BY GRANTOR AND GRANTEE

The grantors or their agents affirm that, to the best of their knowledge, the names of the grantors shown on the deed or assignment of beneficial interest in a land trust are either natural persons, 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 estate under the laws of the State of Illinois.

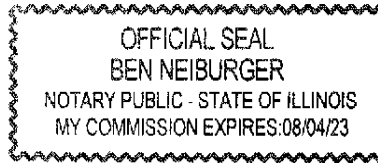
Dated: December 17, 2021

Scott David McConnell, Grantor

Dayna Marie McConnell, Grantor

SUBSCRIBED AND SWORN to before me this 17th day of December 2021.

Notary Public



The grantees or their agents affirm and verify that the name of the grantees shown on the deed or assignment of beneficial interest in a land trust are either natural persons, 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.

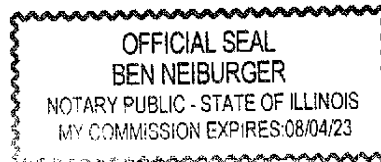
Dated: December 17, 2021

Scott McConnell, as Trustee of the Scott McConnell Trust

Dayna McConnell, Trustee, as Trustee of the Dayna McConnell Trust

SUBSCRIBED AND SWORN to before me, this 17th day of December 2021.

Notary Public



NOTE: 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 Class A misdemeanor for subsequent offenses.