



\*2203525057D\*

**DEED IN TRUST - WARRANTY**

Doc# 2203525057 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 02/04/2022 03:41 PM PG: 1 OF 3


THIS INDENTURE WITNESSETH that the Grantors, ROBERT J. DIXON and PATRICIA L. DIXON, husband and wife, for and in consideration of Ten Dollars and no/100 (\$10.00) and other good and valuable consideration in hand paid, convey and warrant unto **ROBERT J. DIXON** and **PATRICIA L. DIXON**, Trustees under the **"ROBERT J. DIXON AND PATRICIA**



**L. DIXON REVOCABLE DECLARATION OF TRUST DATED: JUNE 4, 2009"**, the following described real estate in the County of Cook and State of Illinois, to wit:

UNIT NUMBER 3-"B" IN EAST POINT CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THAT PART OF LOTS 12, 13, 14, AND 15 LYING EAST OF A LINE WHICH IS 169.3 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID LOTS, TOGETHER WITH SO MUCH OF THE LAND EAST OF AND ADJOINING SAID LOTS 12, 13, 14 AND 15, AS IS BOUNDED ON THE NORTH BY THE NORTH LINE OF SAID LOT 12 EXTENDED EAST AND ON THE SOUTH BY THE SOUTH LINE OF SAID LOT 15 EXTENDED EAST AND ON THE EAST BY THE WESTERLY LINE OF LINCOLN PARK, AS SHOWN AND DELINEATED IN DOCUMENT 10938695, ALL IN BLOCK 9 IN COCHRAN'S SECOND ADDITION TO EDGEWATER IN THE EAST 1/2 OF FRACTIONAL SECTION 5, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED AS DOCUMENT NUMBER 20350217 AND AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORT IN SAID DECLARATION AND SURVEY, IN COOK COUNTY, ILLINOIS.

Commonly known as: **6101 N. Sheridan Rd. Apt. 3B, Chicago, Illinois 60660**  
PIN: 14-05-211-021-1002

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. In no case shall any party dealing with said Trustees in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said Trustees, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said Trustees, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said Trustees in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, a) that at the time of the delivery thereof the trust created by this indenture and by said 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 this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder; c) that said Trustees was duly

REAL ESTATE TRANSFER TAX		04-Feb-2022
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

REAL ESTATE TRANSFER TAX		04-Feb-2022
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

14-05-211-021-1002 | 20220101690776 | 1-445-286-288

14-05-211-021-1002 | 20220101690776 | 0-860-524-944

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



# UNOFFICIAL COPY

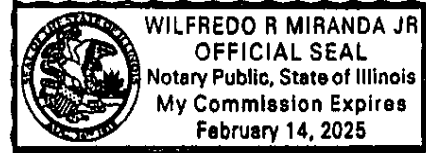
## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in land trust is either a natural person, and 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 11/17, 2021

Signature: David Boony  
Grantor or Agent

Subscribed and sworn to before  
Me by the said Wilfredo R Miranda Jr  
this 17 day of November,  
2021.



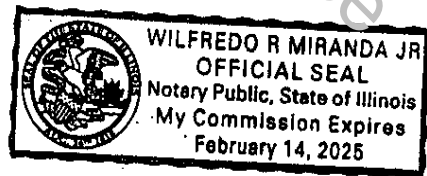
NOTARY PUBLIC Wilfredo R Miranda Jr

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 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.

Date 11/17, 2021

Signature: David Boony  
Grantee or Agent

Subscribed and sworn to before  
Me by the said Wilfredo R Miranda Jr  
This 17 day of November,  
2021.



NOTARY PUBLIC Wilfredo R Miranda Jr

NOTE: Any person who knowingly submits a false statement concerning the identity of 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 Section 4 of the Illinois Real Estate Transfer Tax Act.)