



2211022018D

DEED IN TRUST

Doc# 2211022018 Fee \$88.00

PREPARED BY AND MAIL TO:

Howard M. Hoff
GOLDSTINE, SKRODZKI, RUSSIAN
NEMEC AND HOFF, LTD.
ATTORNEYS AT LAW
835 McClintock Drive, Second Floor
Burr Ridge, IL 60527
Phone: (630) 555-6000

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/20/2022 10:11 AM PG: 1 OF 5

MAIL TAX BILL TO:

Marlya Bunn, Trustee
2422 N. Racine Avenue, Unit #2
Chicago, IL 60614

(The Above Space For Recorder's Use Only)

THE GRANTOR, Marlya Bunn, a divorced woman not since remarried, of the City of Chicago, County of Cook, State of Illinois, for the consideration of TEN DOLLARS (\$10.00) and for other good and valuable considerations in hand paid, CONVEYS and QUIT CLAIMS to Marlya Bunn (or her designated successors), as Trustee of the MARLYA BUNN TRUST under agreement dated April 8, 2022, 2422 N. Racine Avenue, Chicago, Illinois 60614, all her interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1:

UNIT NO. 2 IN THE 2422 NORTH RACINE CONDOMINIUMS, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: THE SOUTH 27.50 FEET OF LOT 12, IN COUNTY CLERK'S DIVISION OF BLOCK 42, IN SHEFFIELD'S ADDITION TO CHICAGO, IN THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED OCTOBER 09, 2019, AS DOCUMENT NO. 1928216055, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-2 L.C.E., AS LIMITED COMMON ELEMENTS, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM, AND SURVEY ATTACHED THERETO.

COMMONLY

KNOWN AS: 2422 N. Racine Avenue Unit #2, Chicago, Illinois 60614

P.I.N.: 14-29-323-015-0000

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

TO HAVE AND TO HOLD said real estate with the following powers and for the following uses and purposes, to-wit:

1. The Trustee is vested with full rights of ownership over the above described real estate and the Trustee is specifically granted and given the power and authority:

- (a) To protect and conserve said real estate and improvements located thereon and to pay the taxes assessed thereon;
- (b) To sell said real estate, for cash or on credit, at public or private sale, to exchange said real estate for other property and to grant options to sell said property, and to determine the price and terms of sales, exchanges and options;
- (c) To execute leases and subleases for terms as long as 200 years, to subdivide or improve said real estate and tear down or alter improvements, to grant easements, give consent and make contracts relating to said real estate or its use and to release or dedicate any interest in said real estate;
- (d) To borrow money and to mortgage, pledge or encumber any or all of the said real estate to secure payment thereof;
- (e) To manage, control and operate said real estate, to collect the rent, issues and profits, to pay all expenses thereby incurred, and in addition, to manage and operate any business that may now or hereafter be operated and maintained on said real estate, and in general, to exercise any powers authorized by the provisions of the MARLYA BUNN TRUST under agreement dated April 8, 2022; and
- (f) Anything herein to the contrary notwithstanding, the Trustees' liability hereunder, under the trust agreement or by operation of law to any person, firm or corporation is limited to the trust assets and the Trustees shall not become individually or personally obligated in any manner related thereto.

2. The Trustee shall hold said real estate and make distributions of said real estate or of the proceeds derived therefrom in accordance with the terms and conditions of that certain trust agreement dated the 8th day of April, 2022, and known as the MARLYA BUNN TRUST.

3. No purchaser, grantee, mortgagee, lessee, assignee or any other person dealing with the Trustee need see to the application of any proceeds of any sales, lease, mortgage or pledge, but the receipt of the Trustee shall be a complete discharge and acquittance therefor. Any and all persons, including but not limited to grantees, mortgagees, lessees, transferees and assigns dealing with said Trustee need not inquire into the identification or status of any beneficiary under this deed or any collateral instrument nor inquire into or ascertain the authority of such Trustee to act in any exercise of any powers granted by this deed or the adequacy or disposition of any


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consideration paid to Trustee nor inquire into the provisions of the said unrecorded trust agreement and any amendments thereto collateral hereto.

4. The Grantor does hereby define and declare that the interests of any beneficiary hereunder or under the said trust agreement and any amendment thereto collateral hereto shall be personal property only.

5. By acceptance of this conveyance, the Trustee covenants and agrees to do and perform the duties, acts and requirements upon it binding.

DATED this 8th day of April, 2022.



Marlya Bunn


Exempt under the provisions of Paragraph (e) of Section 31-45 of the Real Estate Transfer Tax Act.

4/8/2022
Date





Buyer, Seller or Representative

[NOTARY PAGE FOLLOWS]

REAL ESTATE TRANSFER TAX		19-Apr-2022
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

14-29-323-015-0000 | 20220401687807 | 1-339-792-272

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

REAL ESTATE TRANSFER TAX		20-Apr-2022	
		COUNTY:	0.00
		ILLINOIS:	0.00
		TOTAL:	0.00

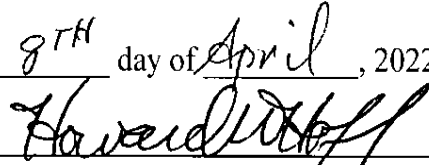
14-29-323-015-0000 | 20220401687807 | 0-803-134-352

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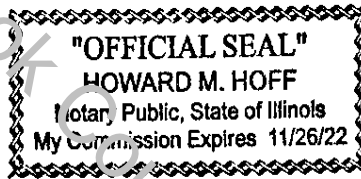
STATE OF ILLINOIS)
)SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Marlya Bunn, a divorced woman not since remarried, personally known to me to be the same person whose name is subscribed to the foregoing document appeared before me this day in person and acknowledged that she signed, sealed and delivered the same instrument as 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 and official seal this 9TH day of April, 2022.



Notary Public



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STATEMENT BY GRANTOR AND GRANTEE

The **grantor** or their agent affirms that, to the best of their knowledge, the name of the **grantee** 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: April 8, 2022

By: *Howard Wolff*
Grantor or Agent

Subscribed and sworn to before me
this 8th day of April, 2022
Kj A Macejak
Notary Public



The **grantee** or their agent affirms and verifies that the names 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 title to real estate under the laws of the State of Illinois.

Dated: April 8, 2022

By: *Howard Wolff*
Grantee or Agent

Subscribed and sworn to before me
this 8th day of April, 2022
Kj A Macejak
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 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.)