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2218710105D

Doc# 2218710105 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 07/06/2022 03:45 PM PG: 1 OF 3

(1683)
CT 2265C238798LP

WARRANTY DEED TO TRUST
ILLINOIS STATUTORY

THE GRANTOR, WILLIAM P. LYNN AND KELLY BURKE LYNN, husband and wife and currently residing at 1908 North Cleveland Avenue, Chicago, IL 60614-5216, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to DANA S. RINGER AS TRUSTEE OF THE DANA S. RINGER TRUST DATED APRIL 05, 2019 AND JACOB P. RINGER AS TRUSTEE OF THE JACOB P. RINGER TRUST DATED MAY 28, 2008, having a primary address of 614 W. Willow St. Chicago, Illinois 60614, all interest in the following described Property situated in the County of Cook, in the State of Illinois to wit: See attached legal description attached hereto as Exhibit A and incorporated by this reference.

Permanent Real Estate Index Number(s): 14-33-305-044-0000

Address(es) of Real Estate: 1908 North Cleveland Avenue, Chicago, IL 60614-5216

SUBJECT TO: Covenants, conditions, and restrictions of record, public and utility easements; acts done by or suffered through Buyer; condominium association declaration and bylaws; and general real estate taxes not yet due and payable at the time of Closing.

TO HAVE AND TO HOLD said real estate and appurtenances thereto upon the trusts set forth in said Trust Agreement and for the Following uses:

1. The Trustee (or Trustees, as the case may be), is invested with the following powers, as directed by the beneficiary of the Trust: (a) to manage, improve, divide or subdivide the trust property, or any part thereof; (b) To sell on any terms, grant options to purchase, contract to sell, to convey with or without consideration, to convey to a successor or successors in trust, any or all of the title and estate of the trust, and to grant to such successor or successors in trust all the powers vested in the Trustee; (c) To mortgage, encumber or otherwise transfer the trust property, or any interest therein, as security for advances or loans; (d) To dedicate parks, street, highways or alleys, and to vacate any portion of the premises; (e) To lease and enter into leases for the whole or part of the premises, from time to time, and to renew, extend or modify any existing lease.
2. Any party dealing with the Trustee with regard to the trust property, whether by contract, sale, mortgage, lease or otherwise, shall not be required to see to the application of the purchase money, loan proceeds, rental or other consideration given, nor shall be required to see that the terms of the trust have been complied with, or to enquire into the powers and authority of the Trustee, and the execution of every contract, option, deal, mortgage or other instrument dealing with the trust property, shall be conclusive evidence in favor of every person relying upon or claiming under such conveyance or other instrument; that at the time of the execution and delivery of any of the aforesaid instruments, the Trust Agreement above described was in full force and effect; that said instrument so executed was pursuant to and in accordance with the authority granted the Trustee, and is binding upon the beneficiary or beneficiaries under said Trust Agreement; and if said agreement is executed by a successor or successors in trust, that he or they were duly appointed and are fully invested with the title, estate, rights, powers and duties of the preceding Trustee.
3. The interest of each and every beneficiary under said Trust Agreement and hereunder, and of all persons claiming under any of the beneficiaries, shall be only in the earnings, avails and proceeds arising from the sale or other disposition of the trust property, and such

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interest is hereby declared to be personal property only, and the beneficiary or beneficiaries of the trust shall not have any title or interest therein, legal or equitable, except as stated.

All of the covenants, conditions, powers, rights and duties vested hereby, in the respective parties, shall inure to and be binding upon their heirs, legal representatives and assigns.

The Grantor(s) hereby waive(s) and release(s) any and all right and benefit under and by virtue of the Statutes of the State of Illinois providing for the exemption of homestead from sale or execution or otherwise.

Dated: June 24, 2022

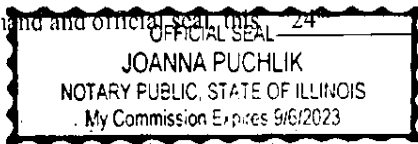
William P. Lynn
WILLIAM P. LYNN

Kelly Burke Lynn
KELLY BURKE LYNN

STATE OF ILLINOIS COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT WILLIAM P. LYNN AND KELLY BURKE LYNN, personally known 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 they signed, sealed and delivered the said instrument as their 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 24 day of June, 20 22






[Signature]
(Notary Public)

Prepared by:
Jeffrey D. Woods, Esq.
1150 Wilmette Ave., Suite 2
Wilmette, Illinois 60614

Mail to:
ROBERT SODIKOFF
330 N. WABASH, Suite 1700
Chicago IL 60611

Name and Address of Taxpayer:
JACOB RINGER
1908 Cleveland
Chicago IL 60614

REAL ESTATE TRANSFER TAX		05-Jul-2022
	COUNTY:	925.00
	ILLINOIS:	1,850.00
	TOTAL:	2,775.00
14-33-305-044-0000 20220601665255 2-020-079-696		

REAL ESTATE TRANSFER TAX		05-Jul-2022
	CHICAGO:	13,875.00
	CTA:	5,550.00
	TOTAL:	19,425.00 *
14-33-305-044-0000 20220601665255 1-198-913-616		

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

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EXHIBIT A

LEGAL DESCRIPTION

LOT SEVENTEEN (17) IN HURLBUT'S SUBDIVISION OF THE SOUTHEAST 1/4 OF BLOCK FORTY-ONE (41) OF THE CANAL TRUSTEE'S SUBDIVISION IN SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS

Permanent Real Estate Index Number(s): 14-33-305-044-0000

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Property of Cook County Clerk's Office