

UNOFFICIAL COPY

Doc#: 2223607159 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/24/2022 02:21 PM Pg: 1 of 3

Dec ID 20220801618184

WARRANTY DEED IN TRUST (ENTIRETY)

The Grantors,
ROBERT BATES and
CHERYL BATES,
husband and wife,
of the Village of Tinley Park,
County of Cook, State of
Illinois for and in consideration
of Ten Dollars (\$10.00) and
other good and valuable consideration in hand paid, Convey and Warrant unto ROBERT P.
BATES, JR. and CHERYL A. BATES as TRUSTEES under the Trust Agreement dated the
18th day of AUGUST, 2022, and known as the BATES
FAMILY TRUST (the "instrument"), of which Robert P. Bates, Jr. and Cheryl A. Bates are the
primary beneficiaries, said beneficial interest to be held as Tenancy by the Entirety, 7807 Belle Rive
Court, Tinley Park, IL 60477, the following described real estate in the County of Cook, State of
Illinois, to wit:

LOT 39 IN BRISTOL PARK RESUBDIVISION NUMBER 2, BEING A
SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF THE SOUTHWEST
1/4 OF SECTION 25, TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE
THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 7807 Belle Rive Court, Tinley Park, IL 60477
Permanent Index Number: 27-25-317-043-0000

Subject to the express conditions subsequent that any person dealing with any Trustee (a)
shall not be obligated to (i) see to the application of any money paid or property delivered to the
Trustee or (ii) inquire into the terms of the instrument or the necessity or expediency of any act of
the Trustee, and (b) may rely upon the written certification of the Trustee that the Trustee has the
power and authority to sell, mortgage or lease said premises or otherwise act as stated in the written
certification.

The Trustees (which term shall refer to the Trustees originally named or to any successor
Trustee), subject to the conditions aforesaid, shall have and hold said premises upon the trusts and
for the uses and purposes set forth in the instrument.

IN WITNESS WHEREOF, the Grantors aforesaid have hereunto set their hands and seals
this 18th day of AUGUST, 2022.


ROBERT BATES


CHERYL BATES

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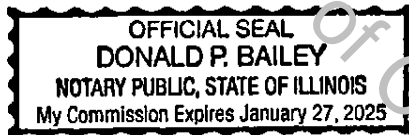
STATE OF ILLINOIS)

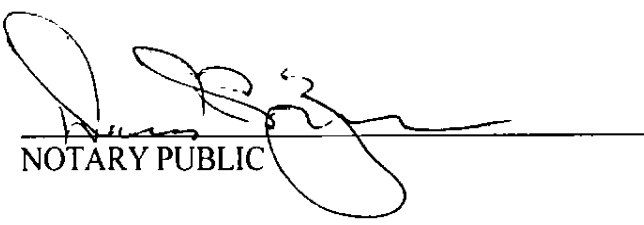
)

COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO
HEREBY CERTIFY that ROBERT BATES and CHERYL A BATES are 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 act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 18 day
of August, 2022.




NOTARY PUBLIC

PREPARED BY AND MAIL TO:

Donald P. Bailey

Attorney at Law

10729 W. 159th St.

Orland Park, Illinois 60467

SEND SUBSEQUENT TAX BILLS TO:

Robert P. Bates, Jr. & Cheryl A. Bates

7807 Belle Rive Court

Tinley Park, IL 60477

PROPERTY ADDRESS:

7807 Belle Rive Court

Tinley Park, IL 60477

EXEMPT UNDER REAL ESTATE TRANSFER TAX ACT SEC. 4 PAR. E
& COOK COUNTY ORD. 95104 PAR. E.

DATE

8/18/22

SIGN

Cheryl Bates

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AFFIDAVIT 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 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 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 8/18, 2022

Signature: *Cheryl A. Bates*

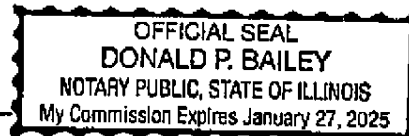
Grantor or Agent

Subscribed and sworn to before

me by the said Grantor

this 18 day of August, 2022.

Notary Public *[Signature]*



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 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 8/18, 2022 Signature: *Cheryl A. Bates*

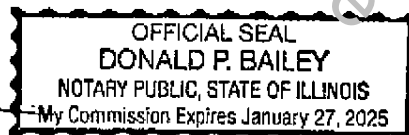
Grantee or Agent

Subscribed and sworn to before

me by the said Grantee

this 18 day of August, 2022.

Notary Public *[Signature]*



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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)