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Doc#: 2229433003 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/21/2022 09:10 AM Pg: 1 of 3

Exempt under provisions of Paragraph E

Section 4, Real Estate Transfer Tax Act.

Dec ID 20221001671136
ST/CO Stamp 1-920-242-000
City Stamp 1-669-353-808

8/23/22 [Signature]
Date Buyer, Seller or Representative

WARRANTY DEED IN TRUST

THIS INDENTURE WITNESSETH, that the Grantor, Joyce Ann McDougal, of the County of Cook and State of Illinois, for and in consideration of five Dollars, and other good and valuable consideration in hand paid, conveys and warrants unto the Joyce Ann McDougal Revocable Living Trust, as Trustee under the provisions of a trust agreement dated the 23rd day of August, 2022, known as Trust Number n/a, the following described real estate in the County of Cook and State of Illinois, to wit:

LOT 14 (EXCEPT THE NORTH 25.25 FEET THEREOF) AND THE NORTH 27.58 FEET OF LOT 15 IN GEORGE E. GORMANS RESUBDIVISION OF LOTS 1 TO 48 IN BLOCK 6 IN HIGHLANDS ADDITION TO LONGWOOD BEING A RESUBDIVISION OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Tax Number: 25-07-109-046-0000

Commonly known as: 9648 South Oakley Avenue Chicago Illinois 60643
Street Address City State

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.

Full power and authority is hereby granted to said Trustee to improve, manage, protect, and subdivide said premises or any part thereof, to dedicate parks, streets, highways, or alleys and to vacate any subdivision or part thereof, and to re-subdivide said property as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without consideration, to convey said premises or any part thereof to a successor or successors in trust and to grant to such successor or successors in trust all of the title, estate, powers, and authorities vested in said Trustee, to donate, to dedicate, to mortgage, to pledge or otherwise to encumber said property, or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, by leases to commence in praesenti or futuro, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 198 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, change, or modify leases and the terms and provisions thereof at any time or times hereafter, to contract to make leases and to grant options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange said property, or any part thereof, for other real or personal property, to grant easements or charges of any kind, to release, convey, or assign any right, title, or interest in or about or easement appurtenant to said premises or any part thereof, and to deal with said property and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

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In no case shall any party dealing with said Trustee 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 Trustee, 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 Trustee, 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 Trustee 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 Trustee was duly authorized and empowered to execute and deliver every such deed, trust 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 have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties, and obligations of its, his, her, or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails, and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings, avails, and proceeds thereof as aforesaid.

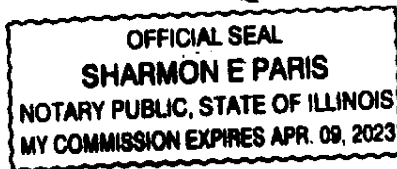
And the said Grantor(s) hereby expressly waive(s) and release(s) any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the Grantor(s) aforesaid has/have hereunto set his/her/their hand and seal this 23rd day of August, 2022.

Annique Anderson Witness #1 Annique Anderson
LeAnn Walker Witness #2 LeAnn Walker

STATE OF ILLINOIS
 COUNTY OF Cook

I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, DO SS
 HEREBY CERTIFY that Joyce Ann McDougal,
 personally known to me to be the same person(s) whose name(s) is/are subscribed to
 the foregoing instrument, appeared before me this day in person and acknowledged that
 he/she/they signed, sealed, and delivered the said instruments as his/her/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 Notarial Seal this 23rd day of August, 2022
Sharmon E. Paris
 Notary Public

TRUSTEE ACCEPTANCE

The Grantee, Joyce Ann McDougal,
 as Trustee under the provisions of a trust dated the 23rd day of August, 2022, known as Trust
 Number n/a, hereby acknowledges and accepts this conveyance into the said trust.

Joyce Ann McDougal
 As Trustee as Aforesaid

Mail this recorded instrument to:

Joyce Ann McDougal
 9648 South Oakley,
 Chicago, IL 60643

Mail future tax bills to:

Joyce Ann McDougal
 9648 South Oakley,
 Chicago, IL 60643

This instrument prepared by:

Sharmon Paris, Esq.
 Paris Legal, LLC
 9449 S. Kedzie Ave., Suite 530
 Evergreen Park, Illinois 60805

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another 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 | 23 | 20 22

SIGNATURE: Joyce Ann McDougal
GRANTOR or AGENT

GRANTOR NOTARY SECTION:

The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

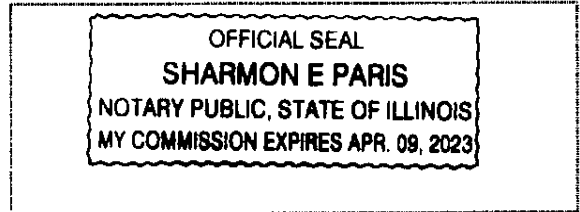
Sharmon E. Paris

By the said (Name of Grantor): Joyce Ann McDougal

AFFIX NOTARY STAMP BELOW

On this date of: 8 | 23 | 20 22

NOTARY SIGNATURE: Sharmon E. Paris



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 | 23 | 20 22

SIGNATURE: Joyce Ann McDougal
GRANTEE or AGENT

GRANTEE NOTARY SECTION:

The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

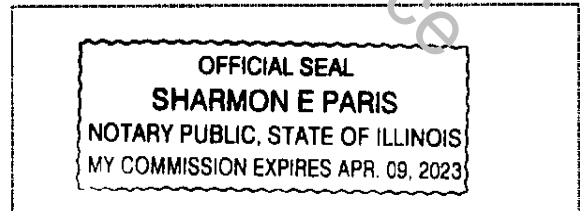
Sharmon E. Paris

By the said (Name of Grantee): Joyce Ann McDougal

AFFIX NOTARY STAMP BELOW

On this date of: 8 | 23 | 20 22

NOTARY SIGNATURE: Sharmon E. Paris



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 the Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)