

DEED IN TRUST
(ILLINOIS)

UNOFFICIAL COPY



Mail to:

Peter J. Latz & Associates LLC
104 N. Oak Park Ave.
Suite 200
Oak Park, IL 60301

Doc# 2229957029 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/26/2022 03:21 PM PG: 1 OF 5

Subsequent Tax Bills to:

Robert M. Gerger & Milady Rodriguez-Gerger
1047 Troost Ave.
Forest Park, IL 60130

Above Space for Recorder's Use Only

THE GRANTORS, Robert M. Gerger and Milady Rodriguez-Gerger, husband and wife, of the Village of Forest Park, County of Cook, and State of Illinois, for and in consideration of (\$10.00) Ten and no/100 Dollars, and other good and valuable consideration in hand paid, Convey and Quitclaim unto the GRANTEES:

Robert M. Gerger and Milady Rodriguez-Gerger, husband and wife, not individually, but solely as Co-Trustees of the Gerger Family 2021 Trust dated August 10, 2021, of 1047 Troost Avenue, Forest Park, IL 60130, of which Robert M. Gerger and Milady Rodriguez-Gerger are the primary beneficiaries, said beneficial interest to be held as TENANCY BY THE ENTIRETY, all right, title and interest in the following described real estate in the County of Cook and State of Illinois, to wit: See Exhibit -A- attached hereto

EXEMPT
VILLAGE OF FOREST PARK
PROPERTY COMPLIANCE
No. 9725
MJB Oct 24/2022
Approved/Date:

Exempt under Provision of Paragraph E
Section 31-45, Real Estate Transfer Tax Act.

Date: 10/14/22

Sign: Robert M. Gerger

This IS HOMESTEAD PROPERTY as to Robert M. Gerger and Milady Rodriguez-Gerger, husband and wife.

Property Address: 1047 Troost Avenue, Forest Park, IL 60130
Permanent Index Number: 15-13-311-006-0000 Vol. 163

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 are hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof; to dedicate parks, street, highways or alleys; to vacate any subdivision or part thereof, and to resubdivide 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, pledge or otherwise 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 in 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 deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

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COOK COUNTY CLERK OFFICE
RECORDING DIVISION
118 N. CLARK ST. ROOM 120
CHICAGO, IL 60602-1387

Property of Cook County Clerk's Office

COOK COUNTY CLERK OFFICE
RECORDING DIVISION
118 N. CLARK ST. ROOM 120
CHICAGO, IL 60602-1387

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Exhibit -A-

Property Address: **1047 Troost Avenue, Forest Park, IL 60130**

Permanent Index Number: **15-13-311-006-0000**

Legally described as follows:

The South half of lot seven (7) and all of lot eight (8) and the North two and one half (2 1/2) feet of lot nine (9) all in block twenty seven (27) in Joseph K. Dunlop's Subdivision of blocks seventeen (17), twenty six (26), twenty seven (27) and twenty nine (29) in Dunlop's Addition to Oak Park in Section thirteen (13), Township thirty nine (39) North, Range Twelve (12), East of the Third Principal Meridian, in Cook County, Illinois.

REAL ESTATE TRANSFER TAX		26-Oct-2022
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
15-13-311-006-0000	20221001669876	0-864-48 848

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STATEMENT BY GRANTOR AND GRANTEE

The grantors or their agent affirms that, to the best of their knowledge, the name 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 October 14, 2022

Signature: *Robert M. Gerger*
Robert M. Gerger

Dated October 14, 2022

Signature: *Milady Rodriguez-Gerger*
Milady Rodriguez-Gerger

Subscribed and sworn to before me
This 14th day of October, 2022.
Raffiella M. Hanson
Notary Public



The grantees or their agent affirms and verifies that the name 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 and hold title to real estate under the laws of the State of Illinois.

Dated October 14, 2022

Signature: *Robert M. Gerger*
Robert M. Gerger, not individually, but solely as
Co-Trustee of the Gerger Family 2021 Trust
dated August 10, 2021

Dated October 14, 2022

Signature: *Milady Rodriguez-Gerger*
Milady Rodriguez-Gerger, not individually, but
solely as Co-Trustee of the Gerger Family 2021
Trust dated August 10, 2021

Subscribed and sworn to before me this
14th day of October, 2022.
Raffiella M. Hanson
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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)