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Doc#: 2304506032 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/14/2023 09:33 AM Pg: 1 of 3

WARRANTY DEED IN TRUST

Dec ID 20230201651406

THE GRANTORS, Young Choi a/k/a Young Ae. Choi, a married woman and Grace Choi, a single woman; of the Village of South Barrington, and of the Village of Palatine, respectively, County of Cook, State of Illinois, for and in consideration of Ten Dollars, and other good and valuable considerations in hand paid, CONVEY and WARRANT TO: Young Ae. Choi, not individually, but as trustee under the Young Ae. Choi Trust dated December 5, 2014, and unto all and every successor or successors in trust under said trust agreement, of 4 Covered Bridge Road, South Barrington, IL 60010, Grantee, all of their interest in the following described Real Estate in the County of Cook, in the State of Illinois:

PARCEL 1:

UNIT 314A IN THE PRESERVE OF PALATINE CONDOMINIUMS IN SECTION 15, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, AS DELINEATED ON A SURVEY ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED JUNE 5, 2006, AS DOCUMENT NUMBER 0615634000, AND AS AMENDED FROM TIME TO TIME, WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT OF USE OF LIMITED COMMON ELEMENTS KNOWN AS GARAGE SPACE G-99 AND GARAGE SPACE G-104 AND STORAGE SPACE S-99 AND STORAGE SPACE S-104.

Permanent Real Estate Index Number: **02-15-303-056-1080**

Address of Real Estate: **435 W. Wood Street, Unit 314A, Palatine, IL 60067**

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. **SUBJECT TO: Covenants, conditions, and restrictions of record, and to**

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General Taxes for 2022 and subsequent years.

Dated this 9th day of February, 2023.

Y Choi
Young Ae. Choi

Grace Choi
Grace Choi

As Grantee, **Young Ae. Choi**, as trustee under the provisions of the **Young Ae. Choi Trust dated December 5, 2014**, hereby acknowledges and accepts this conveyance into the said trust.

Y Choi
Young Ae. Choi, trustee

State of Illinois, County of Cook, ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Young Ae. Choi and Grace Choi** personally known to me to be the same persons and 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, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 9th day of February, 2023.



Ashley Marie Pietrusiak
Notary Public

This instrument was prepared by and when recorded mail to: Drost Kivlahan McMahon & O'Connor LLC, 11 S. Dunton Avenue, Arlington Heights, IL 60005

Send Subsequent Tax Bills to: **Young Ae. Choi, Trustee, 4 Covered Bridge Road, South Barrington, IL 60010**

EXEMPT UNDER PROVISIONS OF PARAGRAPH (E), SECTION 200/31/45 PROPERTY TAX CODE.

2/9/23 *Y Choi*
DATE REPRESENTATIVE

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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: 02 | 09 | 2023

SIGNATURE: [Signature]
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:

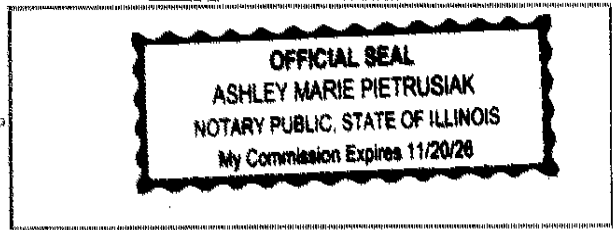
Ashley Marie Pietrusiak

By the said (Name of Grantor): Young Choi

AFFIX NOTARY STAMP BELOW

On this date of: 02 | 09 | 2023

NOTARY SIGNATURE: [Signature]



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: 02 | 09 | 2023

SIGNATURE: [Signature]
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:

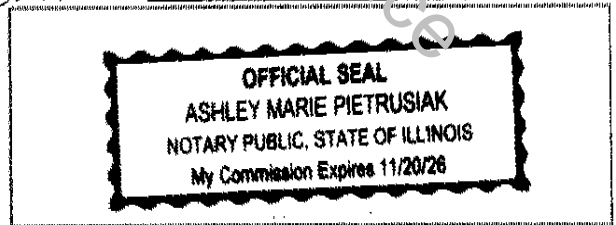
Ashley Marie Pietrusiak

By the said (Name of Grantee): Trustee of Young Choi Trust

AFFIX NOTARY STAMP BELOW

On this date of: 02 | 09 | 2023

NOTARY SIGNATURE: [Signature]



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)