

# UNOFFICIAL COPY

Doc#: 2304706279 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 02/16/2023 02:18 PM Pg: 1 of 3

## DEED IN TRUST

**THE GRANTOR, JOYCE F. HOWARD**, a widow, of the Village of Dolton, County of Cook, State of Illinois, for and in consideration of the sum of Ten and 00/100s Dollars (\$10.00), and other good and valuable consideration in hand paid, **CONVEYS and QUIT CLAIMS** to:

Dec ID 20230201653867

(Above Space for Recorder's Use Only)

**JOYCE F. HOWARD**, as Trustee, under trust agreement dated February 14, 2023, and known as the **JOYCE F. HOWARD REVOCABLE TRUST**, of 15635 University Avenue, Dolton, Illinois, and unto all and every successor or trustee in trust under said Trust Agreement,

all right, title and interest in and to the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 134 IN THIRD ADDITION TO ALMAR MEADOWS, BEING A SUBDIVISION OF PART OF LOT 4, IN THE PARTITION OF THAT PART OF THE WEST 1/2 OF SECTION 14, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE RIVER AND THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT RAILROAD LAND), ACCORDING TO PLAT OF SAID THIRD ADDITION TO ALMAR MEADOWS REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS, ON JANUARY 10, 1961 AS DOCUMENT NO. 1959549, IN COOK COUNTY, ILLINOIS.

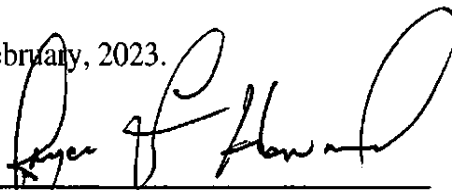
P.I.N.(s): 29-14-154-009-0000

Property Address: 15635 University Avenue, Dolton, Illinois 60419

To have and to hold the said premises with the appurtenances belonging upon the trust and for the uses and purposes herein and in said trust agreement set forth.

Dated this 14th day of February, 2023.

Signature

  
\_\_\_\_\_  
**Joyce F. Howard**

VILLAGE OF DOLTON  
WATER REAL PROPERTY TRANSFER TAX No. 26047  
ADDRESS 15635 University  
ISSUE 2/14/23 EXPIRED 03/16/23  
AMT 50.00  
TYPE Trust SPALDEN  
VILLAGE CONTROLLER

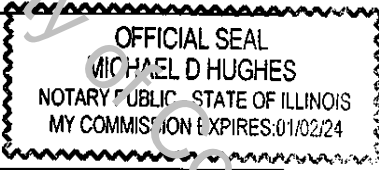
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STATE OF ILLINOIS        )  
   )  
 COUNTY OF COOK         )       SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Joyce F. Howard**, is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the use and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 14th day of February, 2023.

Michael D. Hughes  
 Notary Public



Commission expires: \_\_\_\_\_

This instrument was prepared by:

Michael D. Hughes  
 Hughes & Associates, P.C.  
 19815 Governors Hwy., Suite 11  
 Dolton, IL 60419

This transaction is exempt pursuant to Paragraph (e), Section 31-45 of the Real Estate Transfer Tax Law.

By: Michael D. Hughes  
 Its: Notary Public / Agent  
 Date: 2/14/23

Mail To:

Michael D. Hughes  
 Hughes & Associates, P.C.  
 19815 Governors Hwy., Ste. 11  
 Dolton, IL 60419

Send subsequent tax bills to:

Joyce F. Howard Trust  
 15635 University Avenue  
 Dolton, IL 60419

FILE # 4649-A

# UNOFFICIAL COPY

## GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY SECTION 35 ILCS 200/31-47

### 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 title to real estate under the laws of the State of Illinois.

DATED: Feb. 14, 2023

SIGNATURE: Joyce F. Howard  
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:

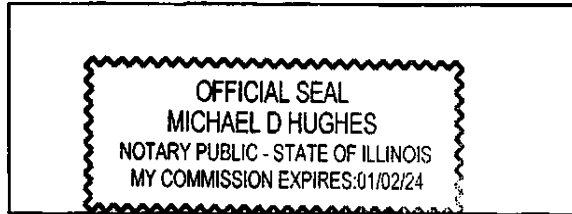
Michael D. Hughes

By the said (Name of Grantor): Joyce F. Howard

**AFFIX NOTARY STAMP BELOW**

On this date of: Feb. 14, 2023

NOTARY SIGNATURE: M Hughes



### 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 title to real estate under the laws of the State of Illinois.

DATED: Feb. 14, 2023

SIGNATURE: Joyce F. Howard  
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:

Michael D. Hughes

By the said (Name of Grantee): Joyce F. Howard, Trustee

**AFFIX NOTARY STAMP BELOW**

On this date of: Feb. 14, 2023

NOTARY SIGNATURE: M Hughes



### 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 **SECTION 4** of the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)