

DEED IN TRUST
Illinois

UNOFFICIAL COPY



2312447006D

Doc# 2312447006 Fee \$93.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/04/2023 10:51 AM PG: 1 OF 3

MAIL TO:
Ross Law Firm Ltd.
1622 W. Colonial Parkway, Suite 201
Inverness, Illinois 60067

NAME AND ADDRESS OF
TAXPAYER:
M Salazar J F Mooney
8103 Floral Avenue
Skokie, IL 600772468

THE GRANTORS, Joseph F. Mooney, as Trustee of the Joseph F. Mooney Declaration of Trust dated August 29, 2011, and Michelle Salazar, as Trustee of the Michelle Salazar Declaration of Trust dated August 29, 2011, Joseph F. Mooney and Michelle Salazar being husband and wife, of 8103 Floral Avenue, Village of Skokie, County of Cook, State of Illinois, for and in consideration of TEN

REAL ESTATE TRANSFER TAX 03-May-2023



COUNTY: 0.00
ILLINOIS: 0.00
TOTAL: 0.00

10-21-416-006-0000

| 20230401607867 | 1-973-166-800

RECORDER'S STAMP

DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEY AND WARRANT unto Joseph F. Mooney of 8103 Floral Avenue, Skokie, IL, or his successor in trust, as trustee of the Joseph F. Mooney Declaration of Trust dated August 29, 2011, and any amendments thereto, as to an undivided one-half (1/2) interest, and unto Michelle Salazar of 8103 Floral Avenue, Skokie, IL, or her successor in trust, as trustee of the Michelle Salazar Declaration of Trust dated August 29, 2011, and any amendments thereto, as to an undivided one-half (1/2) interest, the beneficial interests of said trusts being held by Joseph F. Mooney and Michelle Salazar, husband and wife, not as Tenants in Common or as Joint Tenants, but as TENANTS BY THE ENTIRETY, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 6 IN FLORAL AVENUE SUBDIVISION PHASE II, BEING A RESUBDIVISION OF VARIOUS LOTS IN THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 10-21-416-006-0000
Property Address: 8103 Floral Avenue, Skokie, IL 60077

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said declarations of trust set forth.

Full power and authority are hereby granted to said trustees to improve, manage, protect and subdivide said premises or any part thereof: to dedicate parks, streets, 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 trustees; 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 the present or in the future, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 98 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.

In no case shall any party dealing with said trustees 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 trustees, 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 trustees, or be obliged or privileged to inquire into any of the terms of said declarations of trust; and every deed, trust deed, mortgage, lease or other instrument executed by said trustees 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 trusts created by this Indenture and by said declarations of trust was in full force and effect; (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations

SP3/1/1 SC INT

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STATEMENT BY GRANTOR AND GRANTEE

The grantors or their agent affirm 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 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.

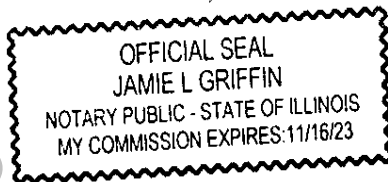
Dated: March 23, 2023

Signature: Joseph F. Mooney
Joseph F. Mooney, as Trustee of the Joseph F. Mooney Declaration of Trust dated August 29, 2011, Grantor

Signature: Michelle Salazar
Michelle Salazar, as Trustee of the Michelle Salazar Declaration of Trust dated August 29, 2011, Grantor

SUBSCRIBED and sworn to before me by the said Grantors on March 23, 2023.

Jamie L Griffin
Notary Public



The grantees or their agent affirm and verify that the name of the grantees 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.

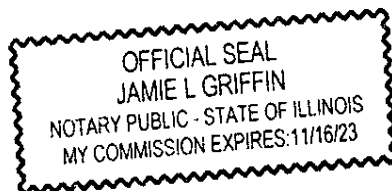
Dated: March 23, 2023

Signature: Joseph F. Mooney
Joseph F. Mooney, as Trustee of the Joseph F. Mooney Declaration of Trust dated August 29, 2011, Grantee

Signature: Michelle Salazar
Michelle Salazar, as Trustee of the Michelle Salazar Declaration of Trust dated August 29, 2011, Grantee

SUBSCRIBED and sworn to before me by the said Grantees on March 23, 2023.

Jamie L Griffin
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.