INOFFICIAL CO

DEED IN TRUST

Grantors JAMES ASTBURY and **ELEANORE ASTBURY, husband** and wife, residing at 776 Margate Lane, Unit A, Prospect Heights, IL, County of Cook, for and in consideration of Ten Dollars (\$10.00), in hand paid, conveys and Quitclaims to Grantees, **JAMES ASTBURY AND ELEANORE ASTBURY as CO-**

Doc#. 2313233167 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 05/12/2023 11:55 AM Pg: 1 of 3

Dec ID 20230501611964 ST/CO Stamp 1-655-034-576

TRUSTEES OF THE JAMES and **ELEANORE ASTBURY REVOCABLE LIVING TRUST DATED**

2023 of 776 Margate Lane, Unit A. Prospect Heights, IL. all interest in the following described real estate situated in the County of Cook, State of Illinois:

Legal Description: AS AT ACHED EXHIBIT A

Permanent Real Estate Index Number(s) 03-26-100-015-1290

Address of Real Estate: 776 Margate Lane, Unit A, Prospect Heights, II 60070

2023.

STATE OF ILLINOIS

SS

COUNTY OF COOK

I, the undersigned, a Notary Public in and for the County and State afores are, do hereby certify that JAMES ASTBURY and ELEANORE ASTBURY personally known to me to be the Grantors who signed the foregoing instrument, appeared before me this day in person and acknowledge 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 28 day of Hord

Prepared by: Janice L. Berman, P.C. 8130 N. Milwaukee Ave., Niles, Illinois 60714, 847/292-9900

Mail To and Send all Subsequent Tax Bills to:

The James and Eleanore Astbury Revocable Living Trust 776 Margate Lane, Unit A Prospect Heights, IL 60070

OFFICIAL SEAL LAURIE STRZALKA NOTARY PUBLIC, STATE OF ILLINOR MY COMMISSION EXPIRES: 06/24/2020

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EXHIBIT A

Permanent Real Estate Index Number(s) 03-26-100-015-1290 Address of Real Estate: 776 Margate Lane, Unit A, Prospect Heights, Il 60070

UNIT 1-22-97-R-S TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN ROB ROY COUNTRY CLUB VILLAGE CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 26410009, AS AMENDED FROM TIME TO TIME, IN PART OF SECTION 26, TOWNSHIP 42 NORTH, RANGE 11. EAST OF THE THIRD PRINCIPAL MERDIAN, IN COOK COUNTY, ILLINOIS.

Exempt under Real Estate Transfe	r tax law	35 ILCS 200/31	-45 sub par. E a	nd Cook County
Ord 98-0-27 Paragraph F				

Date 4 28 2023

Sign.

REAL ESTATE	IKANSPEK 14	u <i>I</i>	1 z-M8y- 2023
		COUNTY	0.00
		ILLINOIS:	00.00
W		TOTAL:	0.00
03-26-100-	015-1290	20230501611964	1-655-034-5/6

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in land trust is either a natural person, and 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 18 , 2023	Signature: Jumes Authory
	Grantor or Agent
Subscribed and sworn to before me	V
this <u>28</u> day of for <u>l</u> , 2023.	and the state of t
, 2023.	OFFICIAL SEAL
Q _A	LAURIE STRZALKA
	NOTARY PUBLIC, STATE OF ILLINOIS
10	MY COMMISSION EXPIRES: 08/24/2026
7. OAT-01	
NOTARY PUBLIC Jahren John Che	
The Grantee or his agent affirms and verifies that	t the name of the grantee 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 entity recognition	, -
acquire and hold title to real estate under the laws of	' \
	1 11
Date $4001 28$.2023 Si	gnature: Umes Attoury
Date $\frac{1+\mu U}{2}$ $\frac{2}{2}$ $\frac{2}{2}$ Si	
	Grantee or Agent
Subscribed and sworn to before me	
this <u>28</u> day of <u>April</u> , 2023.	C _A
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	OFFI TALL SEAL
	LAURIE STR ZALKA
8	NOTARY PUBLIC, STATE OF LEPHOIS
1 21 00	MY COMMISSION EXPIRES: 05/24/2026
NOTARY PUBLIC YULLU X LIMIT REA	
NUTARY PUBLIC JULIAN KA	<u></u>

NOTE: Any person who knowingly submits a false statement concerning the identity of 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 Tax Act.)