

UNOFFICIAL COPY

Doc#: 2313816000 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/18/2023 09:16 AM Pg: 1 of 3

DEED IN TRUST

MAIL TO:

MATTHEW MULLALLY
106 BERRY PARKWAY
PARK RIDGE IL 60068

Dec ID 20230501613786
ST/CO Stamp 0-476-984-016 ST Tax \$550.00 CO Tax \$275.00

TAXPAYER NAME AND ADDRESS:

Matthew and Anne Mullally
106 Berry Parkway
Park Ridge, IL 60068

^GRANTEE'S ADDRESS

FIDELITY NATIONAL TITLE

SC 23005475 1/2

THE GRANTOR(S), MARIA PLEVITIS, an unmarried person, and DIMITRIOS PLEVITIS, an unmarried person of Park Ridge, Illinois for and in consideration of Ten and no/100 (\$10.00) Dollars and other good and valuable consideration in hand paid, CONVEY AND WARRANT unto MATTHEW MULLALLY and ANNE MULLALLY, of 708 N. Wille St., Mount Prospect, Illinois, 60056, as Trustees under the provisions of a Trust Agreement dated November 8, 2022 known as THE MULLALLY FAMILY REVOCABLE LIVING TRUST and unto every successor trustee under said agreement, an interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

Lot 10 in Park Ridge Highlands, being a subdivision of part of the West ½ of the Northwest ¼ of Section 36, Township 41 North, Range 12, East of the Third Principal Meridian, as per Plat of said Subdivision recorded in the Recorder's Office of Cook County, Illinois as Document No, 8112311.

Permanent Index Number: 09-36-100-012

Property Address: 106 Berry Parkway, Park Ridge, IL 60068

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, streets, highways or alleys; to vacate any subdivision or part thereof; 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 such successor or successors in trust all of the title, estate, powers and authorities vested in said trustee; to donate, dedicate, 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, upon any terms and for any period of time not exceeding in the case of any single demise the term of 99 years; to renew or extend leases upon any terms and for any period of time; 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 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 trustee 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 trustee, 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 trustee, or be obliged or privileged to inquire into any terms of said trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said trustee 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

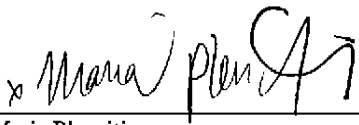
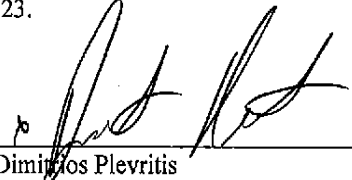
UNOFFICIAL COPY

- (a) that at time of the delivery thereof, the trust created by this Indenture and by said Trust Agreement was in full force and effect;
- (b) that such conveyance or other instrument was executed in accordance with the trusts, condition and limitations contained in this Indenture and in said Trust Agreement or in some amendment thereof and binding upon all beneficiaries thereunder;
- (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument; and
- (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all the title, estates, rights, powers, authorities, duties and obligations of the predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

This transfer is subject to general real estate taxes not due and payable at the time of closing and restrictions of record so long as they do not interfere with the current use of the property. Grantors hereby expressly waive and release any and all right or benefit under and by virtue of any and all statutes of the State of Illinois providing for exemption of homesteads from the sale on execution or otherwise.

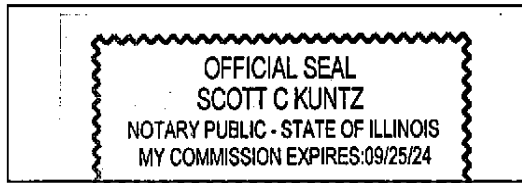
Dated this 10th day of May, 2023.

 (SEAL)
  (SEAL)
 Maria Plevritis Dimitrios Plevritis


STATE OF ILLINOIS)
) ss
 COUNTY OF COOK)

The undersigned, a Notary Public in and for said County, in the State aforesaid, HEREBY CERTIFIES THAT MARIA PLEVritis and DIMITRIOS PLEVritis, personally known to me to be the same person(s) whose name(s) is/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 notarial seal, this 10th day of May, 2023.



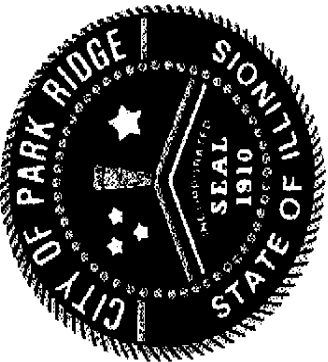
Impress Seal Here


 Notary Public

Prepared By:
 Scott C. Kuntz
 Kuntz & Kuntz
 900 E. Northwest Highway
 Mount Prospect, Illinois 60056
 (847) 398-3320

REAL ESTATE TRANSFER TAX		15-May-2023
COUNTY:	ILLINOIS:	275.00
TOTAL:		550.00
09-36-100-012-0000		20230501613786 0-476-984-016

UNOFFICIAL COPY



CITY OF PARK RIDGE FINAL PAYMENT CERTIFICATE

505 Butler Park Ridge, Illinois 60068
p: (847) 318-5222 | transferstamp@parkridge.us | WWW.PARKRIDGE.US

Certificate # 23-000363

Pin(s)
09-36-100-012-0000

Address
106 BERRY PKWY

*This certificate acts as a receipt that the above-mentioned party
has complied with City of Park Ridge Ordinance 2020-44*

Property Transfer Tax
\$1,100.00

Date
05/11/2023

X 

Christopher D. Lipman
Finance Director

Property of Cook County Clerk's Office