

UNOFFICIAL COPY

Doc#: 2316406099 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/13/2023 10:12 AM Pg: 1 of 3

QUIT-CLAIM DEED IN TRUST

Dec ID 20230601645146

The Grantor, **Susan J. Mitchell**, a _____ woman, of Orland Park, Illinois, for the consideration of TEN DOLLARS (\$10.00) and other considerations exchanged, conveys, grants, bargains, confirms and quit claims to **Susan Mitchell, Trustee of the Susan Mitchell Living Trust** dated October 6, 2022, and any amendments thereto, of 9016 W. 140th Street, Apt. 3B, Orland Park, Illinois, all rights, title and interest in the following described Real Estate, situated in the County of Cook, State of Illinois, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of this State:

ALL THAT PARCEL OF LAND IN THE CITY OF ORLAND PARK, IN COOK COUNTY, STATE OF ILLINOIS, ID#27-03-400-054-1122, BEING KNOWN AND DESIGNATED AS:

UNIT 9016-3B AND UNIT 26 IN THE EVERGREENS OF ORLAND CONDOMINIUM, AS DELINEATED ON A SURVEY OF ALL OR PART OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

THAT PART OF LOT 161 IN CLEARVIEW ESTATES UNIT 2, A SUBDIVISION OF PART OF THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF A LINE DRAWN FROM A POINT ON THE SOUTH LINE THEREOF 857.74 FEET EAST OF THE SOUTHWEST CORNER THEREOF TO A POINT ON THE NORTH LINE THEREOF 857.80 FEET EAST OF THE NORTHWEST CORNER THEREOF, SAID LINE BEING THE WEST LINE OF CONCORD CONDOMINIUM IX RECORDED SEPTEMBER 29, 1981 AS DOCUMENT NO. 26013652, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 95-892800, AND WHICH SURVEY IS AMENDED BY THE SURVEY ATTACHED AS AN EXHIBIT TO THE FIRST AMENDMENT TO DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 96-026688, TOGETHER WITH SUCH UNITS' UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Commonly known as: 9016 W. 140th Street, Apt. 3B, Orland Park, Illinois 60462

P.I.N.: 27-03-400-054-1122 and 27-03-400-054-1046

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NOTE:

THE PREPARER OF THIS INSTRUMENT WAS NOT FURNISHED WITH AN ABSTRACT OF TITLE OR TITLE INSURANCE POLICY ON THE DESCRIBED PROPERTY AND THEREFORE EXPRESSES NO OPINION AS TO THE CONDITION OF TITLE.

This transaction is exempt from taxation pursuant to Paragraph E, Section 31-45 of the Real Estate Transfer Tax Law, 35 ILCS 200/31-45

Dated: June 8, 2023

Susan J. Mitchell
Susan J. Mitchell

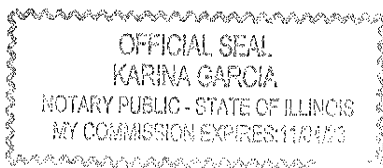
Signed and executed this 8 day of June, 2023.

Susan J. Mitchell
Susan J. Mitchell

STATE OF ILLINOIS)
COUNTY OF Will)

I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, do hereby certify that **Susan J. Mitchell**, 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 uses and purposes set forth, including the release and waiver of the right of homestead.

Given under my hand and notary seal, this 8 day of June, 2023



Karina Garcia
Notary Public

Document prepared by:
Attorney Mark Berardi, 14919 Founders Crossing, Homer Glen, IL 60491

Grantees' Address:
Mitchell Living Trust, 9016 W. 140th Street, Apt. 3B, Orland Park, Illinois 60462

Send tax bill to:
Mitchell Living Trust, 9016 W. 140th Street, Apt. 3B, Orland Park, Illinois 60462

Record and Return to:
Mitchell Living Trust, 9016 W. 140th Street, Apt. 3B, Orland Park, Illinois 60462

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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: June 8, 2023

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:

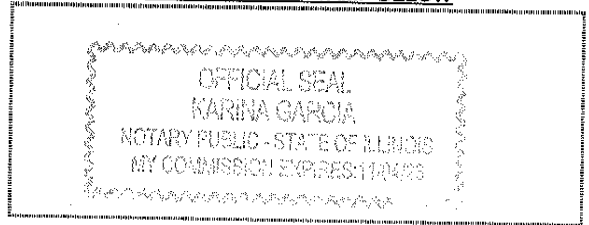
By the said (Name of Grantor): Mark Berardi

On this date of: June 8, 2023

NOTARY SIGNATURE: _____

Karina Garcia

AFFIX NOTARY STAMP BELOW



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: June 8, 2023

SIGNATURE: _____
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

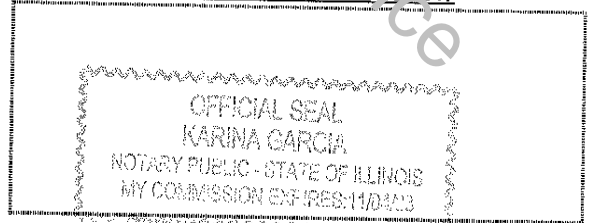
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): Mark Berardi

On this date of: June 8, 2023

NOTARY SIGNATURE: _____

AFFIX NOTARY STAMP BELOW



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)**)