

UNOFFICIAL COPY

Doc#: 2317941198 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/28/2023 12:23 PM Pg: 1 of 4

WARRANTY DEED IN TRUST

Prepared by and Mail to:
William F. Knee
THE KNEE LAW FIRM, LTD.
103 W. Prospect Ave.
Mount Prospect, IL 60056

Dec ID 20230601657761

Mail Subsequent Tax Bills to:
Thomas B. Mannard and
Kathleen P. Mannard, Trustees
214 Rob Roy Lane
Prospect Heights, Illinois 60070

THE GRANTORS, Thomas B. Mannard and Kathleen P. Mannard husband and wife, of the City of Prospect Heights, County of Cook and State of Illinois, for and in consideration of the sum of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY and WARRANT unto THOMAS B. MANNARD AS TRUSTEE OF THE THOMAS B. MANNARD TRUST #1, DATED OCTOBER 19, 1999, of 214 Rob Roy Lane, Prospect Heights, Illinois 60070, as to an undivided one-half interest and unto KATHLEEN P. MANNARD AS TRUSTEE OF THE KATHLEEN P. MANNARD TRUST #1 DATED OCTOBER 19, 1999, of 214 Rob Roy Lane, Prospect Heights, Illinois 60070, as to an undivided one-half interest in the following described real estate in the County of Cook and State of Illinois, to Wit:

SEE ATTACHED LEGAL DESCRIPTION

the beneficial interest of said trusts being held by Thomas B. Mannard and Kathleen P. Mannard, husband and wife, as tenancy by the entirety.

SUBJECT TO: General taxes for 2023 and subsequent years; Covenants, conditions and restrictions of record, if any.

Permanent Real Estate Index Number(s): 03-26-100-015-1272
Address(es) of Real Estate: 214 Rob Roy Lane, Prospect Heights, Illinois 60070

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.

And the said grantor(s) hereby expressly waive(s) and release(s) any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads and sale on execution or otherwise.

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LEGAL DESCRIPTION

of the property commonly known as: 214 Rob Roy Lane, Prospect Heights, Illinois 60070

UNIT NO. 1-22-16-R-M IN ROB ROY COUNTRY CLUB VILLAGE CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF A PARCEL OF LAND IN SECTION 26, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM MADE BY CENTRAL NATIONAL BANK IN CHICAGO, AS TRUSTEE UNDER TRUST NUMBER 24978, RECORDED NOVEMBER 12, 1982 AS DOCUMENT NUMBER 26410009, TOGETHER WITH THE UNDIVIDED PERCENTAGE INTEREST APPURTENANT TO SAID UNIT IN THE PROPERTY DESCRIBED IN SAID DECLARATION OF CONDOMINIUM, AS AMENDED FROM TIME TO TIME, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number(s): 03-26-100-015-1272

Property of Cook County Clerk's Office

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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: 6 | 27 | 2023

SIGNATURE: _____

Thomas B. Mannard
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: _____

William F. Knee

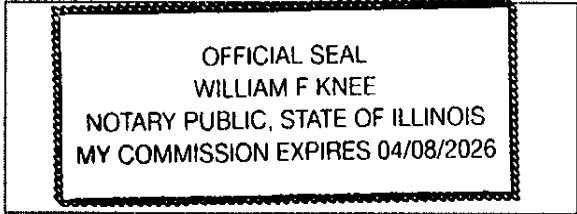
By the said (Name of Grantor): Thomas B. Mannard

On this date of: 6 | 27 | 2023

NOTARY SIGNATURE: _____

William F. Knee

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: 6 | 27 | 2023

SIGNATURE: _____

Thomas B. Mannard
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: _____

William F. Knee

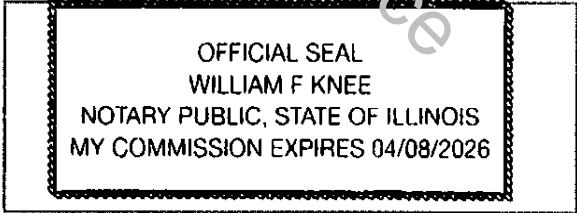
By the said (Name of Grantee): Thomas B. Mannard, Trustee

On this date of: 6 | 27 | 2023

NOTARY SIGNATURE: _____

William F. Knee

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)**