

UNOFFICIAL COPY

WARRANTY DEED IN TRUST

Mail to and Prepared by:
Ashack Law Group
5451 W. 159th Street
Oak Forest, IL 60452

Name and Address of Taxpayer:
Katrina D. Johnson Jones
18311 Holland Road
Lansing, Illinois 60438

Doc#: 2328606115 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/13/2023 10:09 AM Pg: 1 of 5

Dec ID 20231001647675

Recorder's Stamp

THE GRANTOR, KATRINA JONES aka KATRINA D. JOHNSON JONES, a single person, of the Village of Lansing, County of Cook, State of Illinois, for and in consideration of TEN AND NO/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to KATRINA D. JOHNSON JONES, as Trustee of the KATRINA D. JOHNSON JONES DECLARATION OF TRUST DATED OCTOBER 9, 2023, which Trust has a situs at 18311 Holland Road, in the Village of Lansing, County of Cook, State of Illinois, and to any and all successors as Trustee appointed under said Trust, or who may be legally appointed, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A"


Permanent Real Estate Index Number: 29-36-313-025-0000

Address of Real Estate: 18311 Holland Road, Lansing, Illinois 60438

TO HAVE AND TO HOLD said real estate and appurtenances thereto pursuant to the terms of said Trust.

Any party dealing with the Trustee with regard to the trust property, whether by contract, sale, mortgage, lease or otherwise, shall not be required to see to the application of the purchase money, loan proceeds, rental or other consideration given, nor shall be required to see that the terms of the Trust have been complied with, or to inquire into the powers and authority of the Trustee, and the execution of every contract, option, deed, mortgage or other instrument dealing with the trust property, shall be conclusive evidence in favor of every person relying upon or claiming under such conveyance or other instrument; that at the time of the execution and delivery of any of the aforesaid instruments, the Trust above described was in full force and effect; that said instrument so executed was pursuant to and in accordance with the authority granted the Trustee, and is binding upon the beneficiary or beneficiaries under said Trust; and if said instrument is executed by a successor or successors in trust, that he/she/it or they were duly appointed and are fully invested with the title, estate, rights, powers and duties of the preceding Trustee.

DATED THIS 9th day of October, 2023.



KATRINA JONES AKA KATRINA D. JOHNSON JONES

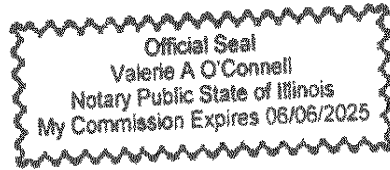
UNOFFICIAL COPY

STATE OF ILLINOIS)
)
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that KATRINA D. JOHNSON JONES personally known to be to be the same person (or proved to me on the basis of satisfactory evidence) 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 therein set forth.

Given under my hand and notarial seal, this 9th day of October 2023.

[Signature]
NOTARY PUBLIC



COOK COUNTY - ILLINOIS TRANSFER STAMP

EXEMPT UNDER PROVISION OF PARAGRAPH "E"
35 ILCS 200/31-45, REAL ESTATE TRANSFER ACT.

DATE: 10/09, 2023

[Signature]
Signature of Buyer, Seller or Representative

Property of Cook County Clerk's Office

UNOFFICIAL COPY

EXHIBIT "A"

LEGAL DESCRIPTION

LOT 71 IN FIRST ADDITION TO COUNTRY ACRES SUBDIVISION, BEING A SUBDIVISION OF PART OF THE WEST ½ OF THE EAST ½ OF THE SOUTHWEST ¼ OF SECTION 36, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 26, 1989 AS DOCUMENT NO. 89343181, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Numbers: 29-36-313-025-0000

Address of Real Estate: 18311 Holland Road, Lansing, Illinois 60438

Property of Cook County Clerk's Office

UNOFFICIAL COPY

EXEMPT AND ASSIGNMENT OF BENEFICIAL INTEREST

TRANSFER DECLARATION STATEMENT

REQUIRED UNDER PUBLIC ACT 87-543

COOK COUNTY ONLY

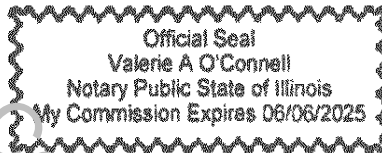
The GRANTOR or his/her agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or 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: October 9, 2023

[Signature]
Grantor or Agent

SUBSCRIBED and SWORN to before me by the said Grantor this 9th day of October, 2023.

[Signature]
NOTARY PUBLIC



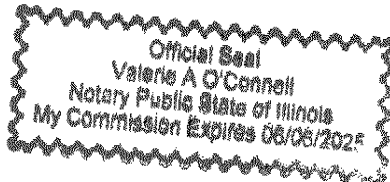
The GRANTEE or his/her agent hereby affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or 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: October 9, 2023

[Signature]
Grantee or Agent

SUBSCRIBED and SWORN to before me by the said Grantee this 9th day of October, 2023.

[Signature]
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.

[Attach to deed or assignment of beneficial interest to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]

UNOFFICIAL COPY

VILLAGE OF LANSING

Patricia L. Eidam
Mayor



Office of the Finance Director

Brian Hanigan
Finance Director

THIS INSTRUMENT PREPARED BY
AND WHEN RECORDED RETURN TO:

VILLAGE OF LANSING CERTIFICATE OF PAYMENT OF OUTSTANDING SERVICE CHARGES

The undersigned, Village Treasurer for the Village of Lansing, Cook County, Illinois, certifies that all outstanding service charges, including but not limited to, water service, building code violations, and other charges, plus penalties for delinquent payments, if any, for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: Katrina D Johnson Jones
18311 Holland Road
Lansing, IL 60438

Telephone No.:

Attorney or Agent: James T Ashbeck
Telephone No.: 708-535-8700

Property Address: 18311 Holland Road
Lansing, IL 60438

Property Index Number (PIN): 29-36-313-025-0000

Water Account Number: 231 9026 00 02

Date of Issuance: October 10, 2023

(State of Illinois)

(County of Cook)

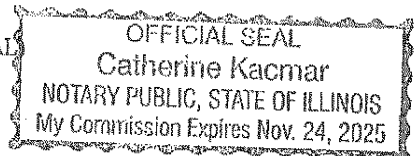
This instrument was acknowledged before
me on October 10, 2023 by
Catherine Kacmar.

VILLAGE OF LANSING

By: 
Village Treasurer or Designee



(Signature of Notary Public) (SEAL)



THIS CERTIFICATE IS GOOD FOR ONLY 30 DAYS AFTER THE DATE OF ISSUANCE.