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Exempt under provisions of
Paragraph E, Section 4 of the Real
Estate Transfer Act

Doc#: 2401633417 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/16/2024 03:46 PM Pg: 1 of 4

Date: 11/8/23

Dec ID 20240101613190
ST/CO Stamp 1-906-967-600

Signature: [Handwritten Signature]

WARRANTY DEED IN TRUST

THE GRANTOR(S)
STEVEN SULLIVAN
840 Wellington Ave., Unit 503
Elk Grove Village, IL 60007

a single person, of the Village of Elk Grove, County of Cook, State of Illinois for and in consideration of TEN and NO/100---DOLLARS, and other good and valuable consideration in hand paid, **CONVEY** to

STEVEN P. SULLIVAN, as Trustee of the STEVEN P. SULLIVAN 2023 TRUST dated November 8, 2023

of the Village of Elk Grove, County of Cook, State of Illinois, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

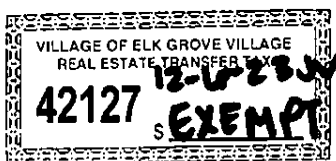
SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number (PIN): 08-32-101-015-1081
Address of Real Estate: 840 Wellington Ave., Unit 503, Elk Grove Village, IL 60007

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

DATED this 8th day of November, 2023

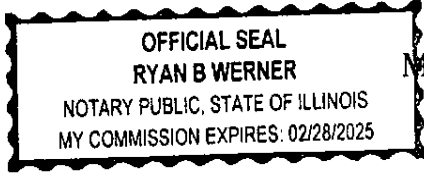
[Handwritten Signature]
STEVEN SULLIVAN



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STATE OF ILLINOIS)
)
COUNTY OF COOK)

The foregoing instrument was acknowledged before me
this 8th day of November, 2023 by STEVEN SULLIVAN.



[Signature] Notary Public
My commission expires 2/28/25

TRUSTEE ACCEPTANCE

The Grantee, STEVEN P. SULLIVAN, or his successor(s) in trust, as Trustee of the STEVEN P. SULLIVAN 2023 TRUST dated November 8, 2023, hereby acknowledges and accepts his conveyance into the said trust.

[Signature]
STEVEN P. SULLIVAN, as Trustee as Aforesaid

Property of Cook County Clerk's Office

MAIL TO:

Law Office of Ryan B. Werner, LLC
1655 N. Arlington Heights Road
Suite 104 E
Arlington Heights, IL 60004

SEND FUTURE TAX BILLS TO:

Steven P. Sullivan, Trustee
840 Wellington Ave., Unit 503
Elk Grove Village, IL 60007

This instrument was prepared by LAW OFFICE OF RYAN B. WERNER, LLC, 1655 N. ARLINGTON HEIGHTS ROAD, SUITE 104 E., ARLINGTON HEIGHTS, IL 60004

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EXHIBIT "A" – LEGAL DESCRIPTION

PARCEL I:

UNIT 503 AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"): SUB-LOT "A" IN LOT 3 IN THE FIRST RESUBDIVISION OF PART OF LOT 1 IN VILLAGE ON THE LAKE SUBDIVISION (PHASE II) BEING A SUBDIVISION OF PART OF THE SOUTH WEST 1/4 OF SECTION 29 AND PART OF THE NORTH WEST 1/4 OF SECTION 32, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 25, 1971 AS DOCUMENT NUMBER 21380121 IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE UNDER TRUST NUMBER 53435, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 21956371, TOGETHER WITH AN UNDIVIDED .89 PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) IN COOK COUNTY, ILLINOIS.

ALSO

PARCEL II:

EASEMENT FOR THE BENEFIT OF PARCEL I AS CREATED BY DECLARATION OF COVENANTS FOR VILLAGE ON THE LAKE HOMEOWNERS ASSOCIATION EXECUTED BY CHICAGO TITLE AND TRUST COMPANY, A CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST AGREEMENT DATED MARCH 25, 1969 AND KNOWN AS TRUST NUMBER 53436 DATED JUNE 18, 1971 AND RECORDED JUNE 18 1971 AS DOCUMENT NUMBER 21517208 AND AS CREATED BY DEED MADE BY CHICAGO TITLE AND TRUST COMPANY, A CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST AGREEMENT DATED MARCH 25, 1969 AND KNOWN AS TRUST NUMBER 53436 TO JUANITA ANDRES DATED AUGUST 13, 1974 AND RECORDED SEPTEMBER 30, 1974 AS DOCUMENT NUMBER 22862672 FOR INGRESS AND EGRESS OVER LOT 2 (EXCEPT SUB-LOTS "A", "B" AND "C") IN VILLAGE ON THE LAKE SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTH WEST 1/4 OF SECTION 29 AND PART OF THE NORTH WEST 1/4 OF SECTION 32, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 25, 1971 AS DOCUMENT NUMBER 21880121 ALL IN COOK COUNTY, ILLINOIS.

Tax PIN: 08-32-101-015-1081

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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 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: 11/8/23

Signature: Steven P. Sallami
Grantor or Agent

SWORN TO and SIGNED before me
this 8th day of November, 2023.

[Signature]
NOTARY PUBLIC



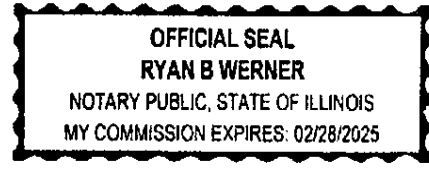
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 title to real estate under the laws of the State of Illinois.

Dated: 11/8/23

Signature: Steven P. Sallami
Grantee or Agent

SWORN TO and SIGNED before me
this 8th day of November, 2023.

[Signature]
NOTARY PUBLIC



NOTE: Any person who knowingly submits a false statement concerning the identity or a grantee shall be guilty of a Class C misdemeanor for the first offense and of Class A misdemeanor for subsequent offenses. (Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)