



2403241157D

Doc# 2403241157 Fee \$93.00

RHSP FEE:\$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 02/01/2024 03:06 PM PG: 1 OF 3

This Document Prepared By:

Trisha Chokshi, Esq.
Chokshi Filippone Law LLC
401 E. Prospect Ave., Ste. 211
Mount Prospect, IL 60056

After Recording, Return and Mail Tax Statements To:

Kevin M. Carpenter and Shannon M. Carpenter
1419 N. Sauk Lane
Mount Prospect, IL 60056

SPACE ABOVE THIS LINE FOR RECORDER'S USE

DEED IN TRUST

The Grantors, KEVIN M. CARPENTER AND SHANNON M. CARPENTER, husband and wife, whose mailing address is 1419 N. Sauk Lane, Mount Prospect, Illinois 60056; FOR GOOD AND VALUABLE CONSIDERATION, in hand paid, convey and warrant to:

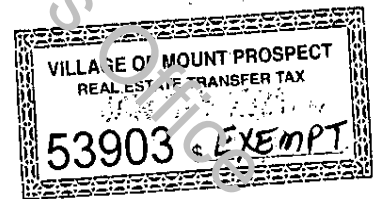
Kevin M. Carpenter and Shannon M. Carpenter, Co-Trustees of the Kevin M. Carpenter and Shannon M. Carpenter Living Trust Dated January 10, 2024, the Grantee, whose mailing address is 1419 N. Sauk Lane, Mount Prospect, Illinois 60056;

And to Grantee's successors and assigns, all of the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 96 IN WOODVIEW MANOR UNIT NO. 1, BEING A SUBDIVISION OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 16, 1960 AS DOCUMENT NO. 178838769, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 03-25-210-024-0000

**Property Address: 1419 N. Sauk Lane
Mount Prospect, IL 60056**



Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois; however, subject to any Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record; to have and to hold said premises forever. Said real estate is intended to be held by the Grantee not as tenants in common or as joint tenants but as tenants by the entirety.

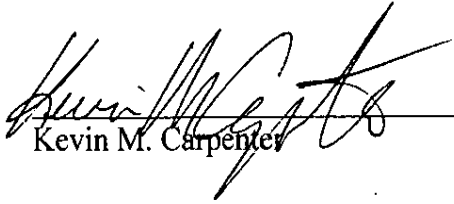
The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of the hereinabove described real property; including, but not limited to, the power to convey.

SCRIVENER HAS NOT EXAMINED TITLE and is relying upon the legal description provided by Owners/Grantors. Accordingly, Scrivener disclaims responsibility or liability which may result from failure of the Owners/Grantors to hold such title in the manner represented.

S Y
P 3
S I
SC Y
INT JK

UNOFFICIAL COPY

Dated this 10 day of January, 2024


Kevin M. Carpenter

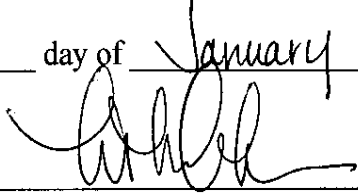

Shannon M. Carpenter

STATE OF ILLINOIS)
COUNTY OF COOK) ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Kevin M. Carpenter, personally known to me to be or proved to me by satisfactory identification presented to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed sealed and delivered the said instrument as a 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 official seal, this 10th day of January, 2024.

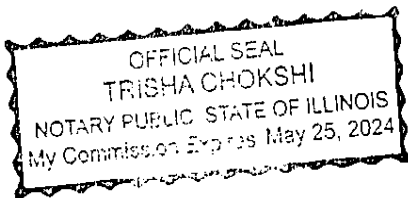


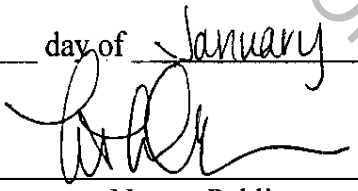

Notary Public

STATE OF ILLINOIS)
COUNTY OF COOK) ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Shannon M. Carpenter, personally known to me to be or proved to me by satisfactory identification presented 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 a free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

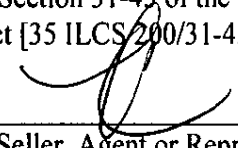
Given under my hand and official seal, this 10th day of January, 2024.




Notary Public

Exempt under Paragraph (e), Section 31-45 of the Illinois Real Estate Transfer Tax Act [35 ILCS 200/31-45 (e)]

01/10/2024
Date


Buyer, Seller, Agent or Representative

REAL ESTATE TRANSFER TAX

01-Feb-2024



COUNTY: 0.00
ILLINOIS: 0.00
TOTAL: 0.00

03-25-210-024-0000

20240101621603 | 1-220-287-536


UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

The GRANTOR(S) (or the agent for the GRANTOR(S)) affirm that, to the best of the knowledge of the undersigned, the name of the GRANTEE(S) 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.

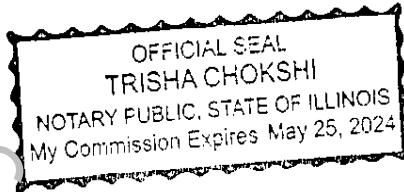
Dated this 10th day of January, 2024


Kevin M. Carpenter


Shannon M. Carpenter

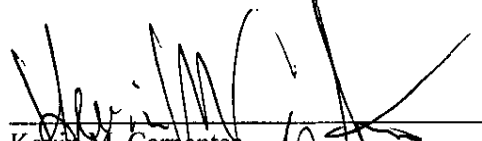
Subscribed and sworn to before me by the said Kevin M. Carpenter and Shannon M. Carpenter on this the 10th day of January, 2024.

Notary Public: 



The GRANTEE(S) (or the agent for the GRANTEE) affirms that, to the best of the knowledge of the undersigned, the name of the GRANTEE(S) 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.

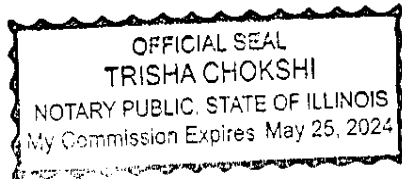
Dated this 10th day of January, 2024


Kevin M. Carpenter


Shannon M. Carpenter

Subscribed and sworn to before me by the said Kevin M. Carpenter and Shannon M. Carpenter on this the 10th day of January, 2024.

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.