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DEED IN TRUST

(Illinois)

PREPARED and MAIL RECORDED TO:

Law Office of Katarzyna Sak, P.C.
7720 W. Touhy Ave., Ste. D
Chicago, IL 60631

SEND TAX BILL TO:

Trust Number 004811
Peter Bleka as Trustee
4811 N. Olcott Ave., Unit 416
Harwood Heights, IL 60706

Doc# 2404015024 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 02/09/2024 02:10 PM PG: 1 OF 5

(Reserved for Recorder's Use Only)

THE GRANTOR, PETER BLEKA, a single man of 4811 N. Olcott Ave., Unit 416, Harwood Heights, IL 60706, for and in consideration of TEN DOLLARS (\$10.00), and other good and valuable considerations receipt of which is hereby duly acknowledged, CONVEYS and QUIT CLAIMS unto:

Peter Bleka, not individually but as Trustee under the provisions of a trust agreement dated the 3rd day of June, 2022, and known as **TRUST NUMBER 004811** (hereinafter referred to as "trustee," regardless of the number of trustees), of 4811 N. Olcott Ave., Unit 416, Harwood Heights, IL 60706, and unto all and every successor or successors in trust under said trust agreement, the following described real estate situated in the County of Cook and State of Illinois, to wit:

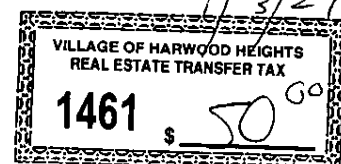
See Attached Legal Description

COMMONLY KNOWN AS: **4811 N. Olcott Ave., Unit 416, Harwood Heights, IL 60706**

PIN: **12-12-425-009-1052**

TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the trusts, and for the uses and purposes herein and in said Trust Agreement set forth:

Full power and authority is hereby granted to said Trustee to improve, manage, protect, and subdivide said real estate or any part thereof, to dedicate parks, streets, highways, or alleys, to vacate any subdivision or part thereof, and to resubdivide said real estate as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without consideration, to convey said real estate or any part thereof to a successor or successors in trust and to grant to such successor or successors in trust all of the title, estate, powers, and authorities vested in said Trustee, to donate, to dedicate, to mortgage, pledge, or otherwise encumber said real estate, or any part thereof, to lease said real estate, or any part thereof, from time to time, in possession or reversion, by leases to commence in present or in future, and on any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 99 years, and to renew or extend leases on any terms and for any period or periods of time and to amend, change, or modify leases and the terms and provisions thereof at any time or times hereafter, to contract to make leases and to grant options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange said real estate, or any part thereof, for other real or personal property, to grant easements or charges of any kind, to release, convey, or assign any right title or interest in or about or easement appurtenant to said real estate or any part thereof, and to deal with said real estate and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.



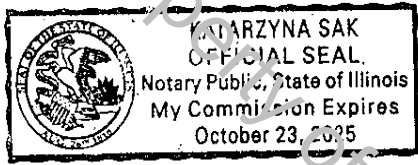
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State of Illinois)
County of Cook) SS

I, Katarzyna Sak, a Notary Public in and for said County, in the state aforesaid, do hereby certify that PETER BLEKA is personally known to me to be the same persons 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 notarial seal this 29th day of December, 2023.

My commission expires October 23, 2025.



Katarzyna Sak
Notary Public

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LEGAL DESCRIPTION

Parcel 1:

Unit 4811-416 together with its undivided percentage interest in the common elements in the Clock Tower Pointe of Harwood Heights Condominium, as delineated and defined in the Declaration recorded as Document 0716903044, in the Southwest Quarter of Section 12, Township 40 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2:

The exclusive right to use Parking Space P2-43, P2-44 and P2-45, and Storage Spaces S2-43, S2-44 and S2-45, limited common elements as delineated on the survey attach to Declaration aforesaid as Document 0716903044, in Cook County, Illinois.

COMMONLY KNOWN AS: 4811 N. Olcott Ave., Unit 416, Harwood Heights, IL 60706

PIN: 12-12-425-009-1052

Property of Cook County Clerk's Office

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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 assignment of beneficial interest in land trust is either a natural person, and 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 12/29, 2023

Signature: Peter Bleka
PETER BLEKA

Grantor or Agent

Subscribed and sworn to before me by the said PETER BLEKA this 29th day of December, 2023.

NOTARY PUBLIC Katarzyna Sak



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 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 12/29, 2023

Signature: Peter Bleka
PETER BLEKA as Trustee of
Trust Number 004811 Dated 06/03/2022

Grantee or Agent

Subscribed and sworn to before me by the said PETER BLEKA this 29th day of December, 2023.

NOTARY PUBLIC Katarzyna Sak



NOTE: Any person who knowingly submits a false statement concerning the identity of grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45 sub. par. E.

