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WARRANTY DEED
DEED INTO TRUST



Doc# 2406046049 Fee \$93.00

PHSP FEE: \$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 02/29/2024 03:23 PM PG: 1 OF 4

EXEMPT UNDER PROVISIONS
OF PARAGRAPH E, SECTION
31-45, PROPERTY TAX CODE.

DATE: February 6, 2024

Kathleen A. Velthuis

The Grantor, RICK PERETZ, also known as RICHARD PERETZ, divorced and not since remarried and not a party to a civil union of the Village of Alsip, County of Cook, State of Illinois,

for and in consideration of TEN DOLLARS and 00/100 +/- other good and valuable consideration CONVEY(S) and WARRANT(S) to

RICK PERETZ as Trustee of THE RICK PERETZ DECLARATION OF TRUST DATED SEPTEMBER 25, 2006

11726 S. Lamon, Alsip, IL 60803

the following described real estate in the County of COOK, State of ILLINOIS, to wit:

see attached legal descriptions

Commonly known as:

PIN:

REAL ESTATE TRANSFER TAX

28-Feb-2024



COUNTY: 0.00
ILLINOIS: 0.00
TOTAL: 0.00

29 31-123-016-0000

| 20240201628006

| 1-883-828-784

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

SUBJECT TO: covenants, conditions, and restrictions of record and to General Taxes for 2023 and subsequent years.

In Witness Whereof, the grantor aforesaid has hereunto set his hand and seal this 6th day of February, 2024.

Rich Peretz

RICK PERETZ

also known as

Richard Peretz

RICHARD PERETZ

S X
P 4
S L
SC Y
INT the

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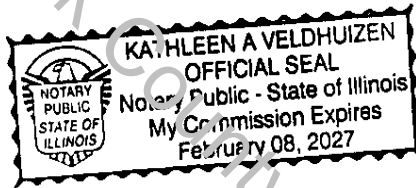
STATE OF ILLINOIS)
COUNTY OF WILL) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that RICK PERETZ a/k/a RICHARD PERETZ is personally known to me 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 his own 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 seal this 6th day of February, 2024.

Kathleen A. Veldhuizen (SEAL)
Notary Public

Commission expires Feb 8, 2027.



This instrument prepared by: Edward V. Sharkey, Atty. at Law, Sharkey & Conroy, P.C., 9991 - 191st St., Mokena, IL 60448

After recording return to: Send subsequent tax bills to:

EDWARD V. SHARKEY, ATTY.

MR. RICK PERETZ

9991 - 191st St.

11726 S. Lamon

Mokena, IL 60448

Alsip, IL 60803

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LEGAL DESCRIPTIONS

LOT 1 IN BLOCK 4 IN GEORGE W. JOHNSON'S SUBDIVISION OF THAT PART OF THE SOUTH ½ OF THE NORTHWEST ¼ OF SECTION 31, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF THE RIGHT-OF-WAY OF THE ILLINOIS CENTRAL RAILROAD COMPANY (EXCEPTING THEREFROM THE EAST 660.5 FEET OF THE WEST 1,321 FEET OF THE SOUTH 500.6 FEET THEREOF, ALSO THAT PART OF THE NORTH 214 FEET EAST OF THE WEST 1853 FEET THEREOF) ACCORDING TO THE PLAT THEREOF RECORDED MARCH 11, 1908, IN BOOK 97 OF PLATS, PAGE 41, AS DOCUMENT NUMBER 4170979, ALL IN COOK COUNTY, ILLINOIS.

PIN: 29-31-123-016-0000

COMMONLY KNOWN AS: 2047 CEDAR ROAD, HOMEWOOD, IL 60430

LOT 4 IN BLOCK 6 IN DIXMOOR, BEING A SUBDIVISION OF THE NORTHEAST ¼ OF THE NORTHEAST ¼ OF SECTION 36, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN ALSO THAT PART OF THE NORTH ½ OF THE NORTH ½ OF SECTION 31, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF A LINE DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF THE NORTHEAST ¼ OF SAID SECTION 31, THENCE SOUTHEREASTERLY ALONG THE CENTER LINE OF DIXIE HIGHWAY PRODUCED TO A POINT WHICH SAID CENTER LINE INTERSECTS THE WESTERLY LINE OF ILLINOIS CENTRAL RAILROAD COMPANY'S RIGHT OF WAY; THENCE IN A SOUTHWESTERLY DIRECTION ALONG SAID WESTERLY LINE OF SAID RIGHT OF WAY TO THE SOUTH LINE OF THE NORTH ½ OF THE NORTH ½ OF SECTION 31, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 6, 1927 AS DOCUMENT 9675674, IN COOK COUNTY, ILLINOIS.

PIN: 28-36-202-003-0000

COMMONLY KNOWN AS: 2457 175TH ST., HOMEWOOD, IL 60430

LOT 6 IN BLOCK 12 IN DIXMOOR SUBDIVISION OF THE NORTHEAST ¼ OF THE NORTHEAST ¼ OF SECTION 36, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND PART OF THE NORTH ½ OF THE NORTH ½ OF SECTION 31, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 2318 HAWTHORNE RD., HOMEWOOD, IL 60430

PIN: 29-31-105-006-0000

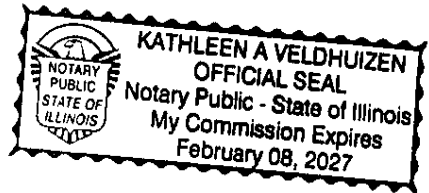
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STATEMENT BY GRANTOR AND GRANTEE

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: 2/7, 2024 Edward V. Sharkey
Grantor or Agent

Subscribed and sworn to before me by the said EDWARD V. SHARKEY this 7th day of FEBRUARY, 2024.

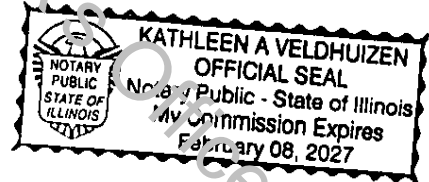


Notary Public Kathleen A. Veldhuizen

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 and hold title to real estate under the laws of the State of Illinois.

Dated: 2/7, 2024 Edward V. Sharkey
Grantee or Agent

Subscribed and sworn to before me by the said EDWARD V. SHARKEY this 7th day of FEBRUARY, 2024.



Notary Public Kathleen A. Veldhuizen

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 a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)