

UNOFFICIAL COPY

Doc#: 2408930069 Fee: \$107.00
KAREN A. YARBROUGH
COOK COUNTY CLERK'S OFFICE
Date 3/29/2024 12:06 PM Pg: 1 of 4

DEED IN TRUST

THE GRANTORS, **SCOTT BUCEK and MONICA BUCEK, husband and wife**, of Elgin, Kane County, Illinois, for and in consideration of One and No Hundredths (\$1.00) Dollar and other valuable consideration in hand paid, CONVEY and WARRANT to **Scott G. Bucek and Monica R. Bucek, as Trustees of The Scott G. Bucek and Monica R. Bucek Revocable Living Trust Declaration dated January 20, 2005 and amended February 21, 2013 and Second Amendment dated March 26, 2024**, the beneficial interest of said trust being held by **Scott G. Bucek and Monica R. Bucek, husband and wife, as Joint Tenants**, at 434 West Amberside Drive, Elgin, Illinois, in the following described real estate, to-wit:

Dec ID 20240301666133
ST/Co Stamp 0-091-641-392 ST Tax \$0.00 CO Tax \$0.00
City Stamp 0-611-145-264 City Tax \$0.00

== FOR RECORDER'S USE ONLY ==

UNIT 902 AND P-150 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN LAKESIDE ON THE PARK CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0433603049 AS AMENDED FROM TIME TO TIME IN THE NORTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 17-22-102-025-1096 and 17-22-102-025-1318

ADDRESS: 1250 S. Indiana Avenue, Apt. 902, Chicago, Illinois 60605

situated in the County of Cook, in the State of Illinois; to have and to hold the said premises with the appurtenances on the trusts and for the uses and purposes set forth in said trusts.

Subject to rights, covenants, easements and restrictions of record, the same as though all were recited and stipulated at length herein; real estate taxes for 2023 and subsequent years; applicable zoning and building laws and ordinances.

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This deed is made to said Trustees, who shall have authority to make deeds; leases; leases of coal, oil, gas, and other minerals; easements; and other conveyances of said property subject only to the terms set forth in **The Scott G. Bucek and Monica R. Bucek Revocable Living Trust Declaration dated January 20, 2005 and amended February 21, 2013 and Second Amendment dated March 26, 2024** without further showing of authority than this deed. All grantees of the Trustees are lawfully entitled to rely on this power to convey without further inquiry into the power of the Trustees unless the grantees have actual knowledge that the conveyance is a violation of the trust. This deed is subject to terms that are specified and controlled by **The Scott G. Bucek and Monica R. Bucek Revocable Living Trust Declaration dated January 20, 2005 and amended February 21, 2013 and Second Amendment dated March 26, 2024**.

In no case shall any party dealing with said Trustees or successor Trustee or Trustees in relation to said premises be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said Trustees, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, mortgage, lease, or other instrument executed by said Trustees in relation to said real estate shall be conclusive evidence in favor of every person relying on or claiming under any such conveyance, lease, or other instrument (a) that at the time of the delivery thereof the trust agreement was in full force and effect; (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions, and limitations contained in said trust agreement or in some amendment thereof and binding on all beneficiaries thereunder; (c) that said Trustee was duly authorized and empowered to execute and deliver every such deed, lease, mortgage, or other instrument; and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust has or have been properly appointed and is or are fully vested with all the title, estate, rights, powers, authorities, duties, and obligations of its, his, her, or their predecessor in trust.

Dated: March 26, 2024



 SCOTT G. BUCEK



 MONICA R. BUCEK

We, Scott G. Bucek and Monica R. Bucek as trustees of the Scott G. Bucek and Monica R. Bucek Revocable Living Trust Declaration dated January 20, 2005 and amended February 21, 2013 and Second Amendment dated March 26, 2024 accept the transfer of the property to The Scott G. Bucek and Monica R. Bucek Revocable Living Trust Declaration.



 SCOTT G. BUCEK



 MONICA R. BUCEK

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Exempt under provisions of Paragraph "e"
35 ILCS 200/31-45, Property Tax Code

3/26/2024
Date Janet Willerman Ellerson
Buyer, Seller or Representative

STATE OF ILLINOIS)
) ss.
COUNTY OF KANE)

I, the undersigned, a Notary Public in and for and residing in the said County in the State aforesaid do hereby certify that **Scott G. Bucek and Monica R. Bucek**, personally known to me to be the persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their free and voluntary act, and for the uses and purposes therein set forth.

Given under my hand and Notarial Seal, this 26 day of March 2024.



Heather Hill
Notary Public

**This instrument prepared by
And Return to:**
JANET WILLERMAN ELLINGSON
Attorney at Law
30 N. Airlite Street, Suite D
Elgin, Illinois 60123

Send Taxes To:
Mr. and Mrs. Scott G. Bucek
as Grantors and Trustees
434 West Amberside Drive
Elgin, Illinois 60124

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another 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: 3 | 26 | 2024

SIGNATURE: [Signature]
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public: Scott G. Bucek and

HEATHER HEIL

By the said (Name of Grantor): Monica R. Bucek

AFFIX NOTARY STAMP BELOW

On this date of: 3 | 26 | 2024

NOTARY SIGNATURE: [Signature]



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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: 3 | 26 | 20

SIGNATURE: [Signature]
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public: Scott G. Bucek and Monica R

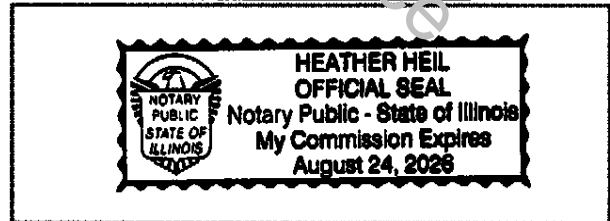
HEATHER HEIL

By the said (Name of Grantee) Bucek as Trustees

AFFIX NOTARY STAMP BELOW

On this date of: 3 | 26 | 2024

NOTARY SIGNATURE: [Signature]



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 **ABI** to be recorded in Cook County, Illinois if exempt under provisions of the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**