

UNOFFICIAL COPY



2409609021

DEED IN TRUST (Individual to Trust)

THE GRANTORS, MARK PASTERNAK and MARIA PASTERNAK, married to each other, of 6706 W. Devon Ave., Chicago, IL 60631, for and in consideration of the sum of TEN (\$10.00) DOLLARS and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, CONVEY AND QUIT CLAIM to MARK PASTERNAK and MARIA PASTERNAK, of 6706 W. Devon Ave., Chicago, IL 60631, as trustees under the provisions of the PASTERNAK TRUST dated February 14, 2024, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois to wit:

Doc# 2409609021 Fee \$88.00
ILRHSP FEE:\$18.00 RPRF FEE:\$1.00
KAREN A. YARBROUGH
COOK COUNTY CLERK'S OFFICE
DATE: 4/5/2024 2:58 PM
PAGE: 1 OF 4

see attached legal description

This Deed is subject to all rights, easements, restrictions, conditions, covenants and reservations contained in the real estate records of **Cook County**, Illinois related to the above described Real Estate.

The trustee shall have the powers and authority granted hereby and under the provisions of the PASTERNAK TRUST dated February 14, 2024. In no case shall any party dealing with said trustee in relation to said Real Estate, or to whom said Real Estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on said Real Estate, or be obliged to see that the terms of this trust have been complied with or be obliged to inquire into the necessity of expediency of any act of said trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, trust deed, mortgage lease or other instrument executed by said trustee in relation to said Real Estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument: (a) that at the time of the delivery thereof the trust created by this indenture and by said 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 this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder, (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust 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 have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its, his or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said Real Estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

REAL ESTATE TRANSFER TAX

05-Apr-2024



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

13-21-401-065-0000

| 20240401670583 | 2-141-556-272

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MARK PASTERNAK and MARIA PASTERNAK individually hereby, releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

TO HAVE AND TO HOLD said Real Estate with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth.

Permanent Real Estate Index Number: *13-21-401-065-0000*

Address of Real Estate: 4912 W. Eddy St., Chicago, IL 60641


IN WITNESS WHEREOF, the grantors have hereunto set their hands and sealed this February 14, 2024.

Mark Pasternak

MARK PASTERNAK

Maria Pasternak

MARIA PASTERNAK

REAL ESTATE TRANSFER TAX		05-Apr-2024
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

13-21-401-065-0000 | 20240401670583 | 2-084-458-032

* Total does not include any applicable penalty or interest due.

State of Illinois)
) ss
County of Cook)

I, the undersigned, a NOTARY PUBLIC in and for the State of Illinois, County of Cook, DO HEREBY state that MARK PASTERNAK and MARIA PASTERNAK, married to each other, of 6706 W. Devon Ave., Chicago, IL 60631, personally known to me to the same persons whose names are subscribed to the foregoing Deed, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.
Given under my hand and official seal as Notary Public this February 14, 2024.



Maria J. Kaczmarczyk

NOTARY PUBLIC

This instrument prepared by: Maria J. Kaczmarczyk, Attorney at Law, 5477 N. Milwaukee Ave., Chicago, IL 60630, 773-594-9900

Exempt under provisions of paragraph (e) section 35 ILCS 200/31-40 of Property Tax Code,

Mark Pasternak
Maria Pasternak

MAIL TO:
PASTERNAK TRUST
6706 W. Devon Ave., Chicago, IL 60631

SEND SUBSEQUENT TAX BILLS TO:
PASTERNAK TRUST
6706 W. Devon Ave., Chicago, IL 60631

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LEGAL DESCRIPTION

THE WEST 1/2 OF THE SOUTH 1/2 OF LOT 12 IN BLOCK 1, HIELD AND MARTHA'S ADDITION AVENUE SUBDIVISION OF THE NORTH 1/3 OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 21, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Permanent Real Estate Index Number: 13-21-401-065-0000

Address of Real Estate: 4912 W. Eddy Street, Chicago, IL 60641

Property of Cook County Clerk's Office

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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: 02 | 14 | 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:

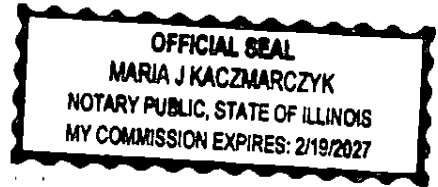
MARIA J. KACZMARCZYK

By the said (Name of Grantor): MARIA PASTERNAK

AFFIX NOTARY STAMP BELOW

On this date of: 02 | 14 | 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: 02 | 14 | 2024

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:

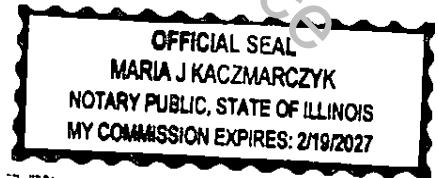
MARIA J. KACZMARCZYK

By the said (Name of Grantee): MARIA PASTERNAK

AFFIX NOTARY STAMP BELOW

On this date of: 02 | 14 | 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)