

# UNOFFICIAL COPY

## DEED IN TRUST

**Mail To:**

Kwong Yee Chan  
Anita Chan  
417 Wingate Dr.  
Schaumburg, IL 60193

**Subsequent Tax Bills To:**

Kwong Yee Chan  
Anita Chan  
417 Wingate Dr.  
Schaumburg, IL 60193



Doc# 2414307006 Fee \$88.00  
ILRHSP FEE:\$10.00 RPRF FEE:\$1.00  
CEDRIC GILES  
COOK COUNTY CLERK'S OFFICE  
DATE: 5/22/2024 10:47 AM  
PAGE: 1 OF 5

Above Space for Recorder's Use Only

THE GRANTORS, **Kwong Yee Chan** and **Anita Chan**, married to each other, of 417 Wingate Dr., Schaumburg, Illinois, for and in consideration of (\$10.00) Ten and no/100 Dollars, and other good and valuable consideration in hand paid, Convey and Quitclaim unto the

GRANTEES: **Kwong Yee Chan** and **Anita Chan**, married to each other, as Co-Trustees of the **Chan Family 2024 Trust dated April 23, 2024**, of 417 Wingate Dr., Schaumburg, Illinois, of which **Kwong Yee Chan** and **Anita Chan** are the primary beneficiaries, said beneficial interest to be held as TENANCY BY THE ENTIRETY, all right, title and interest in the following described real estate in the County of Cook and State of Illinois, to wit: See **Exhibit -A-** attached hereto.

REAL ESTATE TRANSFER TAX

20-May-2024



COUNTY: 0.00  
ILLINOIS: 0.00  
TOTAL: 0.00

07-26-116-005-0000

| 20240501600827 | 0-265-512-240

Exempt under the provisions of paragraph (e) of Section 31-45 of the Real Estate Transfer Tax Act.

Date: April 23, 2024

Sign: Kwong Yee Chan

This is HOMESTEAD PROPERTY as to Kwong Yee Chan and Anita Chan, husband and wife.

Property Address: 417 Wingate Dr., Schaumburg, Illinois 60193

Property Index Number: 07-26-116-005-0000

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

Full power and authority are hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof; to dedicate parks, street, highways or alleys; to vacate any subdivision or part thereof, and to resubdivide said property 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 premises 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 property, or any part thereof; to lease said property, or any part thereof, from time to time, in possession or reversion, by leases to commence in praesenti or in futuro, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 198 years, and to renew or extend leases upon 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 property, or any part thereof, for other real



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## EXHIBIT A

**Property Address:** 417 Wingate Dr., Schaumburg, Illinois 60193

**Property Index Number:** 07-26-116-005-0000

**Legally described as follows:**

Legal Description: LOT ONE THOUSAND ONE HUNDRED SEVEN (1107) IN LANCER SUBDIVISION-UNIT NO. 11, BEING A SUBDIVISION IN THE SOUTHWEST QUARTER (1/4) OF SECTION 23 AND IN THE NORTHWEST QUARTER (1/4) OF SECTION 26, ALL IN TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF COOK COUNTY, ILLINOIS, ON DECEMBER 16, 1971. AS DOCUMENT NUMBER 2599059.

Property of Cook County Clerk's Office

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## STATEMENT BY GRANTOR AND GRANTEE

The grantors or their agent affirms that, to the best of their knowledge, the name of the grantees shown on the deed or assignment of beneficial interest in a land trust are either natural persons, 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.

Date: April 23, 2024

Kwong Yee Chan  
KWONG YEE CHAN

Date: APRIL 23 2024

Anita Chan  
ANITA CHAN

Subscribed and sworn to before me this 23<sup>rd</sup>  
day of April, 2024.

Meredith A Swank  
Notary Public



The grantees or their agent affirms and verifies that the name of the grantees shown on the deed or assignment of beneficial interest in a land trust are either natural persons, 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.

Date: April 23, 2024

Kwong Yee Chan  
KWONG YEE CHAN, Co-Trustee of the  
Chan Family 2024 Trust dated April 23, 2024

Date: APRIL 23 2024

Anita Chan  
ANITA CHAN, Co-Trustee of the Chan  
Family 2024 Trust dated April 23, 2024

Subscribed and sworn to before me this 23<sup>rd</sup>  
day of April, 2024.

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



**VILLAGE OF SCHAUMBURG**  
PROGRESS THROUGH THOUGHTFUL PLANNING

# UNOFFICIAL COPY

Stamp Number:

50584

Issued:

05/20/2024

Status:

PAID

## ELECTRONIC TRANSFER STAMP

This transfer stamp is issued:

<b>To</b>	Kwong Yee Chan & Anita Chan	As Grantor
<b>For</b>	417 Wingate Dr	As Property Address
<b>Bearing</b>	07-26-116-005-0000	As PIN
<b>With payments for</b>	Transfer Stamp Fee	\$10.00
	Water Bill Balance Due	\$0.00
	<b>Total Due:</b>	<b>\$10.00</b>

Please include this transfer stamp with your documentation to file with Cook County  
See Cook County Recording Information at <http://www.cookcountyclerk.gov/recordings>



**Paid:** \$10.00

**Date:** 05/20/2024

**Status:** PAID

**Stamp Number:** 50584

### Application and Payment Details

<https://dmzappsrv1.schaumburg.com/TransferStamps/Application/VPC9KMPW41786ZU>

Village of Schaumburg - Finance Department  
101 Schaumburg Ct, Schaumburg IL 60193-1899

If you have any questions, please call Finance Collectors at 847-895-4500 or email  
[financecollectors@schaumburg.com](mailto:financecollectors@schaumburg.com).