

# UNOFFICIAL COPY

41079796

## DEED IN TRUST

Doc#: 2415102198 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 5/30/2024 4:01 PM Pg: 1 of 5

Dec ID 20240501608195

ST/Co Stamp 0-034-723-120 ST Tax \$0.00 CO Tax \$0.00

Property of Cook County Clerk's Office

(The above space is for recorder's use only)

THE GRANTORS, Maria T. Salerno, an unmarried Woman and not a Party to a Civil Union, Julie A. McGlade, married to Michael McGlade, Michael A. Salerno, married to Inga Salerno and Connie T. Zotta, married to Mario Zotta, of the Counties of DuPage and Cook and State of Illinois, for and in consideration of TEN AND NO/100 DOLLARS, and other good and valuable considerations in hand paid, conveys and quit claims unto MARIA T. SALERNO, as Trustee Under A Trust Agreement Dated April 27, 2010 and known as the JOSEPH SALERNO AND MARIA T. SALERNO REVOCABLE FAMILY TRUST (hereinafter referred to as "said trustee", regardless of the number of trustees), and unto all and every successor or successors in Trust under said Trust Agreement, an undivided one-half (1/2) interest in the following described real estate in the County of Cook and State of Illinois to-wit:

### Parcel 1:

LOT 16 IN BLOCK 10 IN REHM AND ODELL'S SUBDIVISION OF BLOCKS 4 TO 10 OF ROBSON WEDDELL'S ADDITION TO OAK PARK IN SECTION 18, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

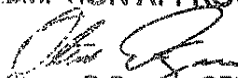
PIN: 16-18-323-025-0000  
16-18-323-026-0000

### Parcel 2:

LOT ~~16~~<sup>14</sup> IN BLOCK 10 IN REHM AND ODELL'S SUBDIVISION OF BLOCKS 4 TO 10 OF ROBSON WEDDELL'S ADDITION TO OAK PARK, BEING A SUBDIVISION OF THE WEST 694 FEET OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 16-18-323-028-0000  
16-18-323-029-0000

EXEMPTION APPROVED

  
Steven E. Drazner, CFO  
Village of Oak Park

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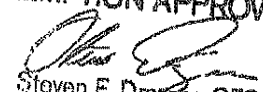
TO HAVE AND TO HOLD the said premises together with all appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth.

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, streets, 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 present or future, and upon 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 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 or fixing the amount of present or future rentals; to partition or to exchange said property, 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 premises or any part thereof; and to deal with said property 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.

In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises 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 premises, or be obliged to see that the terms of said trust have been complied with, or be obliged to inquire into the necessity or 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 into 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.

And the said grantors hereby expressly waive and release any and all rights or benefits under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

EXEMPTION APPROVED

  
Steven E. Drazner, CFO  
Village of Oak Park

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This is not Homestead Property to Maria T. Salerno, Julie A. McGlade, Michael A. Salerno or Connie T. Zotta.



IN WITNESS WHEREOF, the Grantors aforesaid have hereunto set their hand and seal  
this 17th day of May, 2024.

Maria Salerno  
MARIA T. SALERNO

Julie A. McGlade  
JULIE A. McGLADE

Michael Salerno  
MICHAEL A. SALERNO

Connie Zotta  
CONNIE T. ZOTTA

REAL ESTATE TRANSFER TAX		28-May-2024
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
16-18-323-025-0000	20240501608195	0-034-723-120

EXEMPTION APPROVED

Steven E. Drazner  
Steven E. Drazner, CFO  
Village of Oak Park

# UNOFFICIAL COPY

STATE OF ILLINOIS     )  
  )ss.  
COUNTY OF COOK        )

I, the undersigned, a Notary Public in and for the County, in the State aforesaid, DO HEREBY CERTIFY that Maria T. Salerno, Julie A. McGlade, Michael A. Salerno and Connie T. Zotta, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, 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 use and purpose therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 17<sup>th</sup> day of May, 2024.



*[Handwritten Signature]*  
\_\_\_\_\_  
NOTARY PUBLIC

My commission expires \_\_\_\_\_

Address of property:

Address of Grantee:

7124-7128 Roosevelt Road  
Oak Park, Illinois 60304  
and  
7116 Roosevelt Road  
Oak Park, Illinois 60304

7124-7128 Roosevelt Road  
Oak Park, Illinois 60304  
and  
7116 Roosevelt Road  
Oak Park, Illinois 60304

This instrument prepared by:

LANZILLOTTI, GRIBBEN & MARCHUK  
3415 S. Harlem Avenue  
Berwyn, IL 60402  
Tel. (708) 749-2405

Exempt under Real Estate Transfer LAW TAX  
35 ILCS 200/31-45 sub Para. E, and Cook County  
Ordinance 93-0-27 Para. E

Date 5/17/24 Sign. *[Handwritten Signature]*

ATTORNEY

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

Robert C. Marchuk  
\_\_\_\_\_  
(Name)

Emilio Morrone - Agent  
\_\_\_\_\_  
(Name)

3415 S. Harlem Ave.  
\_\_\_\_\_  
(Address)

7124-7128 West Roosevelt Road  
\_\_\_\_\_  
(Address)

Berwyn, IL 60402  
\_\_\_\_\_  
(City, State and Zip)

Oak Park, IL 60304  
\_\_\_\_\_  
(City, State, and Zip)

OR RECORDER'S OFFICE BOX NO. \_\_\_\_\_

EXEMPTION APPROVED

*[Handwritten Signature]*  
Steven E. Dražner, CFO  
Village of Oak Park

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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: May 17, 2024

SIGNATURE: [Signature]  
GRANTOR or AGENT

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

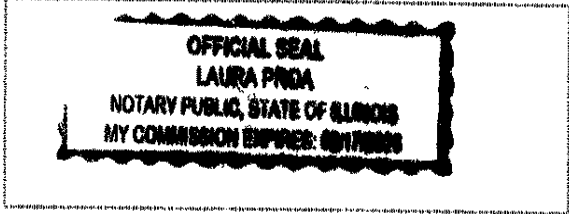
Subscribed and sworn to before me, Name of Notary Public: Laura Proa

By the said (Name of Grantor): ROBERT MARCIUK

On this date of: May 17, 2024

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



### 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: May 17, 2024

SIGNATURE: [Signature]  
GRANTEE or AGENT

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

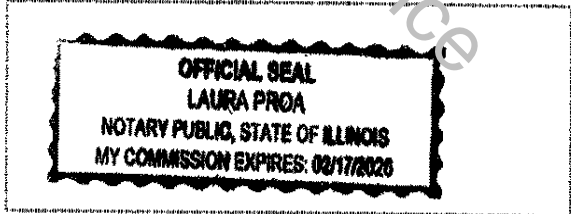
Subscribed and sworn to before me, Name of Notary Public: Laura Proa

By the said (Name of Grantee): ROBERT MARCIUK

On this date of: May 17, 2024

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



### 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)**)