

UNOFFICIAL COPY

ILLINOIS DEED IN TRUST

PURSUANT TO 760 ILCS 3/
ILLINOIS TRUST CODE

PROPERTY IDENTIFICATION NUMBER:

16-10-311-017-0000

COMMONLY REFERRED TO ADDRESS:

4440 WEST FULTON STREET
CHICAGO, ILLINOIS 60624
WEST CHICAGO TWP | COOK COUNTY



Doc# 2418507002 Fee \$88.00
ILRHSP FEE:\$18.00 RPRF FEE:\$1.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
DATE: 7/3/2024 10:05 AM
PAGE: 1 OF 4

ILLINOIS DEED IN TRUST PURSUANT TO 760 ILCS 3/ET SEQ. ILLINOIS TRUST CODE

NOW COMES THE GRANTOR BASED ON DOCUMENT NUMBER: **2000747022:**

GRANTOR: MONIQUE FRANCES RODRIGUEZ (AN UNMARRIED PERSON)

OWNER of 4440 W. FULTON ST, IN CHICAGO, ILLINOIS 60624 WEST CHI TWP

For and in CONSIDERATION of TEN DOLLARS AND 00/100 (\$10.00) and NO OTHER VALUE IN
HAND PAID, DO NOW CONVEY AND WARRANT on this TWENTY-SIXTH DAY OF JUNE IN THE
YEAR 2024 to the following

GRANTEE FOR WHOM FUTURE TAX BILLS SHOULD BE MAILED TO:

GRANTEE: THE NOW ACTING TRUSTEE, AND ANY AND ALL

SUCCESSOR TRUSTEES OF THE MOM DID THAT

LEGACY REVOCABLE LIVING TRUST DATED JUNE 26TH, 2024

OF 4440 W. FULTON STREET, IN CHICAGO, ILLINOIS 60624 WITHIN LAKE TWP COOK COUNTY

THE FOLLOWING REAL PROPERTY SITUATED IN COOK COUNTY TO WIT:

COMMONLY REFERRED TO ADDRESS: 4440 W. FULTON STREET, CHICAGO, IL 60624

PROPERTY INDEX NUMBER: 16-10-311-017-0000



LEGAL DESCRIPTION: SEE ATTACHED ON PAGE THREE (3)

**THIS INSTRUMENT WAS PREPARED BY, AND TO WHOM THE RECORDED DEED SHOULD
BE MAILED TO: ATTORNEY MARIO A. REED, WITH THE LOOMARTEE LAW GROUP,**

LOCATED AT 625 EAST 170TH STREET, UNIT 2 EAST, SOUTH HOLLAND, ILLINOIS 60473

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ILLINOIS DEED IN TRUST PURSUANT TO §760 ILCS 3/ET SEQ. ILLINOIS TRUST CODE ACT PAGE 2

FURTHERMORE, THIS DEED IN TRUST CONVEYS ALL INTEREST IN FEE SIMPLE, AS TO THE 100% OWNERSHIP STAKE OWNED BY MONIQUE FRANCES RODRIGUEZ ACQUIRED ON DECEMBER 11TH, 2019 BY THE WARRANTY DEED WITH THE DOCUMENT NUMBER: 2 0 0 0 7 4 7 0 2 2, RECORDED ON JANUARY 7TH, 2020 WITH THE COOK COUNTY RECORDER OF DEEDS OFFICE.

Finally, the GRANTOR: MONIQUE FRANCES RODRIGUEZ does now hereby WAIVE & RELEASE ALL RIGHTS and by VIRTUE OF THE HOMESTEAD EXEMPTION LAWS of the STATE OF ILLINOIS to the GRANTEE LISTED ABOVE, SPECIFICALLY, THE NOW ACTING TRUSTEE, AND ANY AND ALL SUCCESSOR TRUSTEES FOR THE MOM DID THAT LEGACY REVOCABLE LIVING TRUST, DATED JUNE 26TH, 2024 LOCATED AT 4440 W. FULTON STREET, IN CHICAGO, ILLINOIS 60624 in FEE SIMPLE.

x Monique Rodriguez
GRANTOR: MONIQUE FRANCES RODRIGUEZ - OWNER OF RECORD

x June 26 - 2024
DATE SIGNED ABOVE:

Also, this DEED IN TRUST PURSUANT TO §760 ILCS 3/ET SEQ is EXEMPT OF ALL REAL ESTATE TRANSFER TAXES PURSUANT TO THE ILLINOIS REAL ESTATE TRANSFER TAX ACT OF §35 ILCS 200/31-45(e) (Conveyance for LESS than \$100) and the corresponding COOK COUNTY & CITY OF CHICAGO provisions of the REAL ESTATE TRANSFER TAX ORDINANCES.

x Monique Rodriguez
GRANTOR: MONIQUE FRANCES RODRIGUEZ - OWNER OF RECORD

x June 26 - 2024
DATE SIGNED ABOVE:

NOTARY VERIFICATION SECTION

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

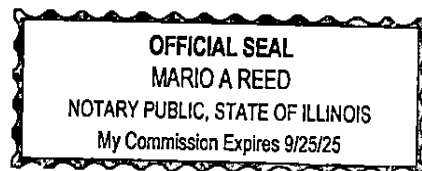


THE LAW OFFICES OF MARIO A. REED
The Education Esquire

www.lawofficesofmarioareed.com

I, MARIO A. REED, ESQ., A NOTARY PUBLIC in the STATE OF ILLINOIS and the COUNTY OF COOK do hereby swear and affirm that THE ABOVE-REFERENCED GRANTOR(S) appeared before me on THE DATE SIGNED ABOVE and affixed her/his/their signature to the foregoing DEED IN TRUST under her/his/their own free and voluntary act while free from any undue influence.

PLEASE STAMP NOTARY STAMP OR SEAL BELOW:



[Signature]
SIGNATURE OF NOTARY PUBLIC ABOVE:

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ILLINOIS DEED IN TRUST PURSUANT TO §760 ILCS 3/ET SEQ. ILLINOIS TRUST CODE ACT PAGE 3

ATTACHED LEGAL DESCRIPTION

LOT FOUR (4) IN HARVEY S. BRACKETT'S RESUBDIVISION OF LOTS TWENTY-FIVE (25) TO THIRTY-FIVE (35) INCLUSIVE IN BLOCK TWELVE (12) IN RESUBDIVISION OF BLOCKS THREE (3), FOUR (4), FIVE (5), SIX (6), ELEVEN (11) AND TWELVE (12) IN SUBDIVISION OF THE SOUTH HALF (1/2) OF SECTION TEN (10), TOWNSHIP THIRTY-NINE (39) NORTH, RANGE THIRTEEN (13), EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

ILLINOIS, CHICAGO, & COOK COUNTY MUNICIPAL TRANSFER TAX STAMPS

REAL ESTATE TRANSFER TAX 03-Jul-2024



CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00

16-10-311-017-0000 | 20240701643646 | 0-837-342-000

* Total does not include any applicable penalty or interest due

REAL ESTATE TRANSFER TAX 03-Jul-2024



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

16-10-311-017-0000 | 20240701643646 | 0-392-467-248

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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: MONIQUE FRANCES RODRIGUEZ

The GRANTOR now affirms that to the best of her/his/their knowledge, the GRANTEE, THE NOW ACTING TRUSTEE, AND ANY AND ALL SUCCESSOR TRUSTEES OF THE MOM DID THAT LEGACY REVOCABLE LIVING TRUST DATED JUNE 26TH, 2024 shown on the foregoing DEED IN TRUST is authorized to acquire and hold title to real estate under the laws of the STATE OF ILLINOIS.

x Monique Rodriguez

x June 26 2024

GRANTOR SIGNATURE ABOVE: MONIQUE FRANCES RODRIGUEZ/AUTHORIZED AGENT

WEDNESDAY, JUNE 26TH, 2024:

GRANTOR NOTARY SECTION: NOTARY PUBLIC, IN THE STATE OF ILLINOIS

I, MARIO A. REED, ESQ., A NOTARY PUBLIC in the STATE OF ILLINOIS, do hereby now swear and affirm that THE ABOVE GRANTOR did appear before me on THE ABOVE-LISTED DATE, and affixed her/his/their signature to the above STATEMENT BY GRANTOR under her/his/their own free and voluntary act, while free from any undue influence.

[Signature]



THE LAW OFFICES OF
MARIO A. REED
The Education Esquire

AFFIX NOTARY STAMP BELOW:



NOTARY PUBLIC SIGNATURE ABOVE:

GRANTEE SECTION: THE NOW ACTING TRUSTEE, AND ANY AND ALL SUCCESSOR TRUSTEES OF THE MOM DID THAT LEGACY REVOCABLE LIVING TRUST DATED JUNE 26TH, 2024

The AUTHORIZED AGENT FOR THE GRANTEE, does now hereby swear that to the best of her/his knowledge the GRANTEE, THE NOW ACTING TRUSTEE, AND ANY AND ALL SUCCESSOR TRUSTEES OF THE MOM DID THAT LEGACY REVOCABLE LIVING TRUST DATED JUNE 26TH, 2024 shown on the foregoing DEED IN TRUST is authorized to acquire and hold title to real estate under the laws of the STATE OF ILLINOIS.

[Signature]

[Signature]

GRANTEE SIGNATURE ABOVE: AGENT FOR THE NOW ACTING TRUSTEE, ANY AND ALL SUCCESSOR TRUSTEES OF THE MOM DID THAT LEGACY REVOCABLE LIVING TRUST DATED JUNE 26TH, 2024

WEDNESDAY, JUNE 26TH, 2024:

GRANTEE NOTARY SECTION: NOTARY PUBLIC, IN THE STATE OF ILLINOIS

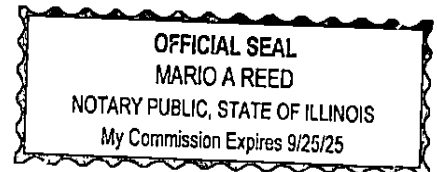
I, MARIO A. REED, ESQ., THE BELOW SIGNING NOTARY PUBLIC in the STATE OF ILLINOIS, do hereby now swear and affirm that the AUTHORIZED AGENT OF THE NOW ACTING TRUSTEE, AND ANY AND ALL SUCCESSOR TRUSTEES OF THE MOM DID THAT LEGACY REVOCABLE LIVING TRUST DATED JUNE 26TH, 2024 did appear before me on THE ABOVE DATE, and affixed her/his/their respective signature to the above STATEMENT BY GRANTEE under her/his/their own free and voluntary act, while free from any undue influence.

AFFIX NOTARY STAMP BELOW:

[Signature]



THE LAW OFFICES OF
MARIO A. REED
The Education Esquire



NOTARY PUBLIC SIGNATURE ABOVE:

CRIMINAL LIABILITY NOTICE:

PURSUANT TO §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 A CLASS A MISDEMEANOR FOR SUBSEQUENT OFFENSES.

ATTACH THIS GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE TO THE DEED IN TRUST TO BE RECORDED IN COOK COUNTY, ILLINOIS BECAUSE THE FOREGOING DEED IN TRUST IS EXEMPT UNDER THE PROVISIONS OF THE ILLINOIS REAL ESTATE TRANSFER ACT §35 ILCS 200/ART. 31.