


Tric 528780

**UNOFFICIAL COPY**

**TRUSTEE'S DEED**

RECORDER'S USE ONLY

The Grantor(s), **DOLORES SIMKUS**, Trustee under the provisions of a Declaration of Trust dated the 15th day of March, 1999, and known as **THE DOLORES SIMKUS 1999 DECLARATION OF TRUST**, for the consideration of Ten and No/100 dollars, and other good and valuable considerations in hand paid, conveys and warrants unto said Grantee(s) **DOLORES SIMKUS**, single never married, of 3148 Charles Street, Melrose Park, Illinois 60164, and to all and every successor or successors in trust under the declaration of trust, following described real estate in Cook County, Illinois, to wit:



0328346037

Doc#: **0328346037**  
 Eugene "Gene" Moore Fee: \$28.00  
 Cook County Recorder of Deeds  
 Date: 10/10/2003 10:23 AM Pg: 1 of 3

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**LEGAL DESCRIPTION:** THE NORTH 48 FEET OF THE SOUTH 96 FEET OF LOT 247 IN FREDERICK H. BARTLETT'S GRAND FARMS UNIT "G" BEING A SUBDIVISION OF PART OF THE NORTH WEST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N. 12-29-103-006 **Commonly known as 3148 Charles Street, Melrose Park, Il 60164**

together with the tenements and appurtenances thereunto belonging.

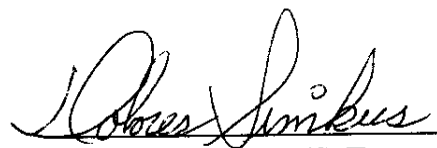
**TO HAVE AND TO HOLD** unto said Grantee(s), and to the proper use, benefit and behoof forever of said Grantee(s) of said premises, forever.

**SUBJECT TO:** Any covenants, conditions and restrictions of record; private public and utility easements; roads and highways; party wall rights and agreements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general taxes for the year 2000 and subsequent years.

THIS DEED IS EXECUTED by Grantor(s), as Trustee, as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested by the terms of said Deed or Deed in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling.

IN WITNESS WHEREOF, said Grantor(s) has caused his name to be signed to these presents and attested this day of August, 2003.

WIDOW TITLE INSURANCE

  
**DOLORES SIMKUS, Trustee**

(OVER)


STATE OF ILLINOIS  
COUNTY OF COOK

**UNOFFICIAL COPY**

ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that **DOLORES SIMKUS, as Trustee of the DOLORES SIMKUS 1999 DECLARATION OF TRUST**, personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their own free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal  
this 26 day of August, 2003.

  
\_\_\_\_\_  
Notary Public

OFFICIAL SEAL  
KAREN L. DATI  
Notary Public, State of Illinois  
My Commission Expires 09/05/2005

**PREPARED BY:**

Barrett F. Pedersen  
9701 W. Grand Avenue  
Franklin Park, IL 60131  
847/455-9444

**PROPERTY ADDRESS:**

3148 Charles Street  
Melrose Park, IL. 60164

**RETURN TO:**

Barrett F. Pedersen  
9701 W. Grand Avenue  
Franklin Park, IL 60131

**SEND SUBSEQUENT TAX BILLS TO:**

Dolores Simkus  
3148 Charles Street  
Melrose Park, IL. 60164

**REAL ESTATE TRANSFER EXEMPTION**

THE TRANSFER OF THIS PROPERTY IS EXEMPT UNDER  
THE REAL ESTATE TRANSFER ACT, SEC. 4, PARA. E.,  
AND COOK COUNTY ORDINANCE #95104 PARA. E.

DATED: This 26 day of August, 2003.

SIGNATURE: 

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest 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 esate in Illinois, a partnership authorized to do business or acquire or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated August 26<sup>th</sup>, 2003 Signature: Melissa Van Dyke, agent  
Grantor or Agent

Subscribed and sworn to before me by the said Party

this 24 day of August  
2003

[Signature]  
Notary Public



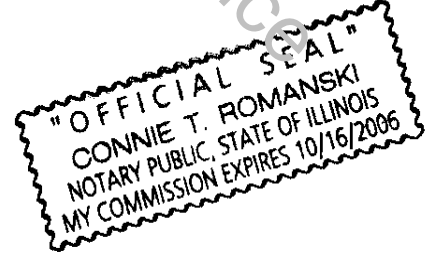
The grantor or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real esate in Illinois, a partnership authorized to do business or acquire or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated August 26<sup>th</sup>, 2003 Signature: Melissa Van Dyke, agent  
Grantee or Agent

Subscribed and sworn to before me by the said Party

this 26 day of August  
2003

[Signature]  
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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]