

# UNOFFICIAL COPY

# 360235

## TRUSTEE'S DEED

THIS INDENTURE, made this \_\_\_ day of JANUARY, 2004, between THE GRANTOR MICHAEL F. D'ANGELO personally, but as Trustee under a Trust Agreement dated the 2<sup>nd</sup> day of NOVEMBER, 1996, and known as THE MICHAEL F. D'ANGELO LIVING TRUST, and

**GRANTEES.** MICHAEL F. D'ANGELO, and MARY CATHERINE D'ANGELO, husband and wife of Chicago, Illinois, as joint Tenants With Rights Of Survivorship.

**WITNESSETH**, that said Grantor, in consideration of the sum of TEN ONLY DOLLARS (\$10.00), and under good and valuable considerations in hand paid, does hereby grant, sell and convey unto said Grantee the following described real estate, situated in Cook County, Illinois, to-wit:

**LOT 23 IN SUB BLOCK 1 IN SUTTON'S SUBDIVISION OF BLOCK 28, IN CANAL TRUSTEE'S SUBDIVISION IN SECTION 33, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS**

**COMMON ADDRESS: 455 WEST 31<sup>TH</sup> STREET, CHICAGO, ILLINOIS 60609**

**TAX NO.: 17-33-319-041-0000**

together with the tenements and appurtenances thereunto belonging.

Subject to the Following, if any: Covenants, conditions and restrictions of record, private, public and utility easements, roads and highways; party wall rights and agreements, if any, existing leases and tenancies; if any; general real estate taxes for the year 2003 and subsequent years; applicable public zoning and building laws and ordinances.

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

This Deed is executed by the party of the first part, as Trustee, as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in it by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling. This Deed is made subject to the liens of all trust deeds and/or mortgages upon and said real estate, if any, recorded or registered in said County.

**IN WITNESS WHEREOF**, said Grantor(s) has signed this Deed this **JANUARY 9<sup>TH</sup>, 2004**.

**MICHAEL D'ANGELO, TRUSTEE UNDER THE MICHAEL D'ANGELO LIVING TRUST DATED NOVEMBER 2<sup>ND</sup>, 1996**

By: 

**MICHAEL D'ANGELO, TRUSTEE**

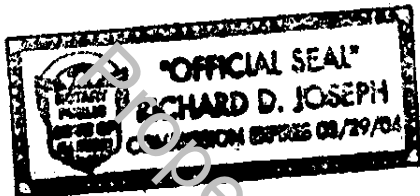
STEWART TITLE OF ILLINOIS  
2 N. LA SALLE STREET  
SUITE 1920  
CHICAGO, IL 60602

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STATE OF ILLINOIS )  
COUNTY OF COOK )ss:

I, Richard D. Joseph, a Notary Public in and for said County and State **DO HEREBY CERTIFY** that **MICHAEL F. D'ANGELO AS TRUSTEE OF THE MICHAEL F. D'ANGELO LIVING TRUST**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day, in person, and acknowledge that he signed and delivered the said instrument as his free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 14th day of JANUARY, 2004.



Notary Public

EXEMPT under the provisions of Paragraph E, Section 200.1-2B6m Provisions of Paragraph F, Section 200.1-4B of the Chicago Transaction Tax Ordinance.

JANUARY 14, 2004

Date

I hereby declare that the attached Deed represents a transaction EXEMPT under provisions of Paragraph           , Section 4, of the State of Illinois Real Estate Transfer Tax Act.

JANUARY 14, 2004

Date

This Instrument Prepared By and Mail To:  
**DEVELOPER'S TITLE SERVICES, INC.**  
c/o Charlzette S. Turnbow  
3216 South Shields Avenue  
Chicago, Illinois 60616

New Tax Payer:

**MICHAEL F. D'ANGELO**  
**MARY CATHERINE D'ANGELO**  
451-453 West 37<sup>th</sup> Street  
Chicago, Illinois 60609



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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 the 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 JANUARY 14<sup>th</sup>, 2004

Signature: Michael DeAngelo

Grantor or Agent

Subscribed and sworn to before me by the  
said Michael DeAngelo  
this 14<sup>th</sup> day of JANUARY, 2004

"OFFICIAL SEAL"  
Charllette Shevon Armstrong  
Notary Public, State of Illinois

Charllette Shevon Armstrong  
Notary Public

The Grantee 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 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: JANUARY 14<sup>th</sup>, 2004

Signature: Michael DeAngelo

Grantee or Agent

Subscribed and sworn to before me by the  
said Michael DeAngelo  
this 14<sup>th</sup> day of JANUARY, 2004

"OFFICIAL SEAL"  
Charllette Shevon Armstrong  
Notary Public, State of Illinois

Charllette Shevon Armstrong  
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.]