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TRUSTEE'S DEED



Doc#: 0407540148
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 03/15/2004 12:15 PM Pg: 1 of 2

1317864

THIS AGREEMENT, made between James Cameron III, not personally, but as Successor Trustee of the James Cameron Living Trust dated March 26, 1997, of Cook County, Illinois, Grantor, and

JOSEPH M. DOWNS, 2304 Maple Road, Homewood, Illinois 60430
and
JOHN W. DETRICK, 17735 Golfview Avenue, Homewood, Illinois 60430, Grantees,

as **TENANTS IN COMMON**,

WITNESS, the Grantor in consideration of the sum of TEN AND NO/100 (\$10.00) Dollars, receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Successor Trustee, does hereby convey and warrant unto the Grantee, in fee simple, the following described real estate, situated in the Cook County, Illinois, to wit:

The West 120 feet of the North 1/2 of Lot 58 in Robertson and Young's 2nd Addition to Homewood, being a subdivision of the Northwest 1/4 of the Southeast 1/4 of Section 31, Township 36 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois, as registered in the Office of Registrar of Titles as Document Number 1384932 on December 26, 1951, in Cook County, Illinois.

Subject to: (a) general real estate taxes not due and payable at the time of closing; (b) building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; (c) zoning laws and ordinances which conform to the present use of the premises; (d) public and utility easements which serve the premises; (e) public roads and highways.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number(s): 29-31-402-033-0000

Property Address: 17933 Homewood Avenue, Homewood, IL 60430

ATGF, INC.

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IN WITNESS WHEREOF, the grantor, as trustee as aforesaid, has hereunto set his hand and seal this 4th day of March, 2004.

James Cameron III
Successor Trustee

State of Illinois)
County of Cook) ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that James Cameron III, as Successor Trustee of the James Cameron Living Trust dated March 26, 1997, 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 acknowledged that he signed, sealed, and delivered the said instrument as his free and voluntary act as such trustee, for the uses and purposes therein set forth.

Given under my hand and official seal this 4th day of March, 2004.

Notary Public

RETURN RECORDED DEED TO:
ANDREW D. ROSS
165W. 107th St.
Chicago Heights, IL
60411

MAIL TAX BILLS TO:
JOHN W. DETRICK
P.O. Box 902
HOMEWOOD, IL 60430-0902

This instrument was prepared by:
Christopher J. Cummings, Cummings & Duda, Ltd., PO Box 1387, Homewood IL 60430.

