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DUPLICATE TRUSTEE'S DEED

Reserved for Recorder's Office



Doc#: 1204522004 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/14/2012 08:27 AM Pg: 1 of 4

This indenture made this 17th day of April, 2007 between **CHICAGO TITLE LAND TRUST COMPANY**, a corporation of Illinois, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a Trust Agreement dated the 21st day of August, 1991 and known as Trust Number 1096126, party of the first part, and

VIRGINIA CLEMENTS
party of the second part

whose address is :
6643 North Seeley Ave
Chicago, Illinois 60645

WITNESSETH, That said party of the first part, in consideration of the sum of **TEN and no/100 DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE** considerations in hand paid, does hereby **CONVEY AND QUITCLAIM** unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF:

THIS IS A DUPLICATE DEED OF EVEN DATE BY AND BETWEEN THE SAME PARTIES TO REPLACE ORIGINAL DEED WHICH HAS BEEN LOST OR MISPLACED AND NEVER RECORDED

Permanent Tax Number: 11-31-302-088-1004

Address of Property: 6643 N. Seeley Avenue, Unit 6643-B, Chicago, IL 60645

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoof forever of said party of the second part.

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

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IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Assistant Vice President, the day and year first above written.



CHICAGO TITLE LAND TRUST COMPANY,
as Trustee as Aforesaid

By: *Lidia Marinca*
Lidia Marinca - Trust Officer / Asst. V.P.

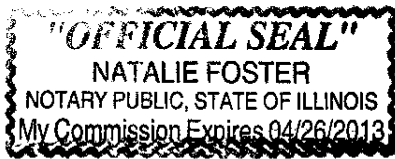
State of Illinois
County of Cook

SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that the above named Assistant Vice President of **CHICAGO TITLE LAND TRUST COMPANY**, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Assistant Vice President appeared before me this day in person and acknowledged that he/she signed and delivered the said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company; and the said Assistant Vice President then and there caused the corporate seal of said Company to be affixed to said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company.

Given under my hand and Notarial Seal this 31st day of January, 2012

Natalie Foster
NOTARY PUBLIC



This instrument was prepared by:
CHICAGO TITLE LAND TRUST COMPANY
171 N. Clark Street, Suite 575
Chicago, IL 60601-3294


AFTER RECORDING, PLEASE MAIL TO:

NAME: First American Title
ADDRESS: 27775 Dicht Rd.
CITY, STATE, ZIP: Warrenville, IL 60555

SEND TAX BILLS TO: Virginia Clements
6643 N. Seeley Ave #6643-B
Chicago, IL 60645

Exempt under provisions of Paragraph E, Section 31-45
Real Estate Transfer Tax Act

2/8/2012
Date
Cathy Hanna
Buyer, Seller, Representative

CITY TAX	CITY OF CHICAGO  FEB. 14. 12	REAL ESTATE TRANSFER TAX
	# 0000014052	0000000
	REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE	FP 102812

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EXHIBIT "A"

THE FOLLOWING DESCRIBED REAL ESTATE IN THE COUNTY OF COOK, AND STATE OF ILLINOIS, TO-WIT:

UNIT 6643-B IN THE 6643-45 N. SEELY BUILDING ASSOCIATION CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 31 (EXCEPT THE SOUTH 10 FEET THEREOF) AND THE SOUTH 22.50 FEET OR LOT 32 IN ROBIE-EDGEWATER GOLD CLUB ADDITION TO ROSEBUD PARK, BEING A SUBDIVISION OF PART OF THE EAST 490 FEET OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED IN DOCUMENT 27143941 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

FOR INFORMATIONAL PURPOSES ONLY: THE APN IS SHOWN BY THE COUNTY ASSESSOR AS 11-31-302 088-1004; SOURCE OF TITLE IS DOCUMENT NO. 91465150 (RECORDED 09/09 91)

Cook County Clerk's Office

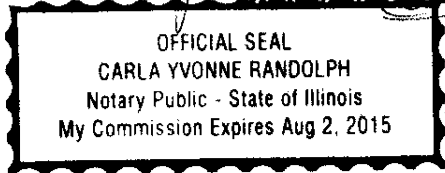
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STATEMENT BY GRANTOR AND GRANTEE

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 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 title to real estate under the laws of the State of Illinois.

Dated 2/10, 2012

Signature: Cathy Herma
Grantor or Agent

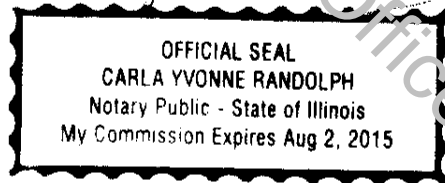


Subscribed and sworn to before me
By the said agent for Grantor
This 10th day of February, 2012
Notary Public Carla Yvonne Randolph

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 title to real estate under the laws of the State of Illinois.

Date 2/10, 2012

Signature: Cathy Herma
Grantee or Agent



Subscribed and sworn to before me
By the said agent for Grantee
This 10th day of February, 2012
Notary Public Carla Yvonne Randolph

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.)