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TRUSTEE'S DEED



Doc#: 1206826181 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/08/2012 11:04 AM Pg: 1 of 2

AFTER RECORDING, RETURN TO:

C. Patrick Wagner
Attorney at Law
8855 S. Ridgeland Avenue, Ste. 210
Oak Lawn, IL 60453

NAME/ADDRESS OF TAXPAYER:

Patrick J. Cunningham
12023 S. Richard Avenue
Palos Heights, IL 60463

2/3

THIS INDENTURE, made this 24th day of February, 2012, between **Frances L. Metto, Trustee of the Frances L. Metto Living Trust dated February 15, 1991**, of the Village of Orland Park, County of Cook, State of Illinois, Grantor, and **Patrick J. Cunningham, married MAN** of 10765 Clocktower Drive #402, Countryside, IL 60525, Grantee,

WITNESSETH, that Grantor, **Frances L. Metto, Trustee of the Frances L. Metto Living Trust dated February 15, 1991**, in consideration of the sum of Ten and No/100 Dollars (\$10.00), receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor as said Trustee and of every other power and authority the Grantor hereunto enabling, does hereby convey and warrant unto the Grantee, **Patrick J. Cunningham, married MAN** in fee simple, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

(SEE REVERSE SIDE FOR LEGAL DESCRIPTION)

Permanent Index No.: 23-25-209-003-0000

Property Address: 12023 S. Richard Avenue, Palos Heights, IL 60463

together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

Subject to general real estate taxes for 2011 and subsequent years and all easements, covenants, conditions and restrictions of record.

IN WITNESS WHEREOF, the Grantor, as Trustee as aforesaid, has hereunto set her hand and seal the day and year first above written.

**FRANCES L. METTO LIVING TRUST
DATED FEBRUARY 15, 1991**

By: *Patricia A. Szczepanski, Attorney-in-Fact*
Patricia A. Szczepanski, as Attorney-in-Fact
in Fact
for Frances L. Metto, Trustee

S Y
P 2
S N
SC Y
INT 2

Attorneys' Title Guaranty Fund, Inc.
1 S. Wacker Dr., STE 2400
Chicago, IL 60606-4650
Attn: Search Department

REAL ESTATE TRANSFER		02/26/2012
	COOK	\$105.00
	ILLINOIS:	\$210.00
	TOTAL:	\$315.00
23-25-209-003-0000 20120201601788 7B1K2Q		

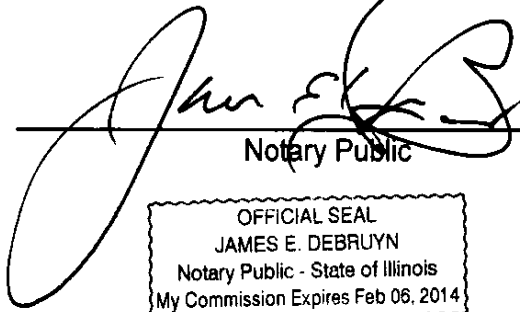
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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that **Patricia A. Szczepanski, as Attorney-in-Fact for Frances L. Metto, Trustee of the Frances L. Metto Living Trust dated February 15, 1991**, 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 24th day of February, 2012.



Notary Public

OFFICIAL SEAL
JAMES E. DEBRUYN
Notary Public - State of Illinois
My Commission Expires Feb 06, 2014

This Instrument Prepared By:

James E. DeBruyn, Atty.
DeBruyn, Taylor and DeBruyn Ltd.
15252 S. Harlem Avenue
Orland Park, IL 60462

LEGAL DESCRIPTION

Lot 3 in Block 9 in Robert Bartlett's Resubdivision of Lots 1 to 24, inclusive, in Block 9; Lots 1 to 6, inclusive, and 8 to 24, inclusive, Block 10; Lots 1 to 24 in Block 11; and Lots 1, 2, 3; Lots 6 to 19, inclusive, and 22, 23 and 24 in Block 12 in A. G. Briggs and Company's Palos Vista Subdivision in the Southwest 1/4 of the Southeast 1/4 of Section 24 and the West 1/2 of the Northeast 1/4 of Section 25, Township 37 North, Range 12, East of the Third Principal Meridian, according to the Plat thereof registered as Document 814705, in Cook County, Illinois.

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