

# UNOFFICIAL COPY

## TRUSTEE'S DEED



Doc#: 1226448000 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 09/20/2012 09:27 AM Pg: 1 of 3

THIS INDENTURE, made this 17<sup>th</sup> day of September, 2012, between **KAMBIZ M. SHIRAZI**, a single person, **GRANTOR**, AND **KAMBIZ M. SHIRAZI TRUST DATED DECEMBER 18, 2008** of 24 5 Hillandale Drive Bloomingdale, Illinois 60108, **GRANTEE**.

\_\_\_\_\_  
THE ABOVE SPACE FOR RECORDER'S USE ONLY

**WITNESSETH**, That grantor, in consideration of the sum of ten (\$10.00) Dollars, and other good and valuable considerations in hand paid and in pursuance of the power and authority vested in the grantor as said trustee and of every other power and authority the grantor does hereby grant, sell and convey unto the grantee in fee simple, the following described real estate situated in County of Cook, State of Illinois, to wit:

**LOT 112 IN FREDERICK H. BARTLETT'S LAGRANGE ROAD GARDEN FARMS FIRST ADDITION BEING A SUBDIVISION OF THE EAST 1/2 OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN AND ALSO THE SOUTH 1/6 OF THE WEST 5/8 OF THE SOUTH 1/2 OF SAID NORTHWEST 1/4 OF SECTION 33, ALSO THE SOUTH 25 FEET OF THE WEST 250 FEET OF THE NORTH 5/8 OF SAID SOUTH 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 33, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 1, 1939 AS DOCUMENT NUMBER 12301029, IN COOK COUNTY, ILLINOIS.**

**Commonly Known As:** 10320 Armitage Avenue Melrose Park, Illinois 60164

**Permanent Index No.:** 12-33-124-015-0000

**SUBJECT TO:** (1) General real estate taxes for the year 2012 and subsequent years  
(2) Covenants, conditions and restrictions of record. (3) **BUILDING LINES AND EASEMENTS**

In Witness Whereof, the grantor, **Kambiz M. Shirazi**, hereunto set his hand and seal this 17<sup>th</sup> day of SEPTEMBER, 2012

  
\_\_\_\_\_  
**Kambiz M. Shirazi**

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
 ) SS  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for the said County and State aforesaid, **DO HEREBY CERTIFY** that **Kambiz M. Shirazi**, a single person, 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 for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 17~~th~~ day of September, 2012



BWC  
Notary Public

Mail to and Future Tax Bills to:

Kambiz M. Shirazi Trust Dated 12/18/08  
245 Hillandale Drive  
Bloomington, Illinois 60108

MUNICIPAL TRANSFER STAMP  
(If required)

COUNTY/STATE TRANSFER STAMP

This Instrument was prepared by: Brian W. Carey, 1807 N. Broadway, Melrose Park, IL 60160

# UNOFFICIAL COPY

## STATEMENT BY GRANTOR AND GRANTEE -OR- STATEMENT BY ASSIGNOR OR ASSIGNEE

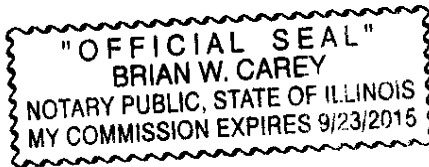
The grantor or his agent confirms that to the best of his knowledge, the name of the grantee shown on the deed or Assignment of Beneficial Interest in a land trust is either a natural person an Illinois Corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 9-17, 2012

Signature: [Signature]

Grantor or Agent

Subscribed and sworn to before me by the said KAMBIZ SWAAZI this 17th day of SEPTEMBER, 2012



Notary Public [Signature]

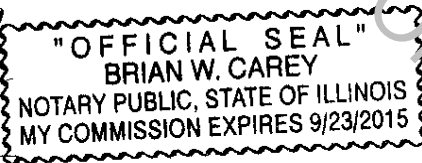
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed of the Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois Corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois 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 9-17, 2012

Signature: [Signature]

Grantee or Agent

Subscribed and sworn to before me by the said KAMBIZ SWAAZI this 17th day of SEPTEMBER, 2012



Notary Public [Signature]

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.

[Attached 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.]