

# UNOFFICIAL COPY

## TRUSTEE'S DEED (ILLINOIS)

### PREPARED BY/MAIL TO:

Alex Larsen  
Dean R. Hedeker, Ltd.  
One Overlook Point, Suite 250  
Lincolnshire, IL 60069-4319

### SEND SUBSEQUENT TAX BILLS TO:

Mr. Michael Chavez  
1537 Washtenaw Avenue  
Chicago, Illinois 60622



Doc#: 1302244100 Fee: \$44.00  
Karen A. Yarbrough RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 01/22/2013 03:30 PM Pg: 1 of 4

This indenture made this 26  
day of DECEMBER,

2012, between GLORIA C. CHAVEZ, as Trustee of the CHAVEZ FAMILY SURVIVOR'S TRUST dated May 6, 1987, with a mailing address of 4002 Elsa St., Lakewood, CA 90712, Party of the First Part; and MICHAEL CHAVEZ, a married person, as his sole and separate property, of 1537 Washtenaw Avenue, Chicago, Illinois 60622, Party of the Second Part.

WITNESSETH, that said Party of the First Part in consideration of the sum of TEN AND 00/100ths DOLLARS (\$10.00) and other good and valuable consideration in hand paid, does hereby CONVEY AND QUITCLAIM unto said Party of the Second Part, the following described real estate in the County of Cook and State of Illinois, to-wit:

LOTS 38 AND 39 IN BLOCK 2 IN THOMPSON'S SUBDIVISION OF THE NORTH WEST QUARTER OF THE NORTH EAST QUARTER OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 16-01-202-050-0000

Address of Real Estate: 1537 Washtenaw Avenue, Chicago, Illinois 60622

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, and benefit and behoof forever of the said Parties 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 to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

City of Chicago  
Dept. of Finance  
635987



Real Estate  
Transfer  
Stamp  
\$0.00

01/22/2013 14:52

10/22/2012

Baron 5 624,210

4

# UNOFFICIAL COPY

IN WITNESSETH THEREOF, said Party of the First Part as Trustee has caused to be hereto affixed, and has caused her name to be signed the day and year first above written.

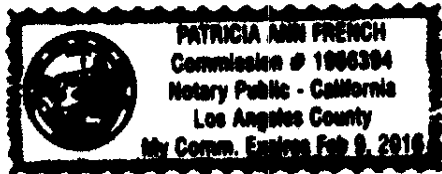
Gloria C. Chavez  
GLORIA C. CHAVEZ, Trustee

State of California                )  
  SS  
County of Los Angeles            )

On Dec 26, 2012 before me, Patricia Ann French, notary public, personally appear GLORIA C. CHAVEZ, Trustee, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and who acknowledged to me that she executed the same in her authorized capacity and by her signature(s) on the instrument the person, or entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY of PERJURY under the laws of the state of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal



Patricia Ann French  
(Signature of Notary)

COUNTY - ILLINOIS TRANSFER STAMPS  
Exempt Under 35 ILCS 200/31-45  
Paragraph e, Section 4 of the  
Real Estate Transfer Act and  
Cook County Ord. Paragraph e  
of Section 74-106.

Dated: 12/26/12

Christine DeBella

# UNOFFICIAL COPY

## 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: 12-26-12

Gloria C. Chavez  
Grantor or Agent

Subscribed and sworn to before me  
on this 26 day of December, 2012.

See attached Notary Certificate  
Notary Public

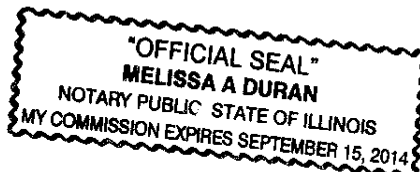
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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: 12-27-12

Michael Chavez  
Grantee or Agent

Subscribed and sworn to before me  
on this 27 day of December, 2012.

Melissa A Duran  
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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act)

# UNOFFICIAL COPY

## JURAT

STATE OF CALIFORNIA

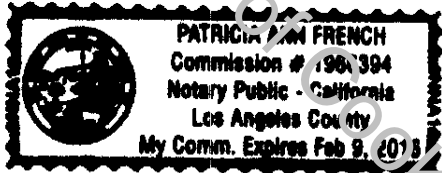
COUNTY OF Los Angeles

Subscribed and sworn to (or affirmed) before me on

this 26th day of December, 2012,

by Glenn C. Chavez

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me



Signature [Handwritten Signature]

(seal)

Los Angeles County Clerk's Office