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Doc#: 1302501204 Fee: \$40.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/25/2013 03:37 PM Pg: 1 of 2

TRUSTEE'S DEED

P.N.T.N.

Above Space for Recorder's Use Only

THIS INDENTURE, made this 18th day of January, 2013 by Thomas G. Condon, as Successor Trustee of Thomas J. Condon and Sophie M. Condon Self Declaration of Trust dated October 3, 1996 hereinafter referred to as Grantor, and Loretta Coogan and James Coogan, hereinafter referred to as Grantees:

WHEREAS, Grantor is the duly acting Trustee of Thomas J. Condon and Sophie M. Condon Self Declaration of Trust dated October 3, 1996, with full power and authority to execute this instrument pursuant to the trust instrument referred to herein.

NOW, THEREFORE, the Grantor, not individually but as such Trustee, in consideration of the sum of TEN DOLLARS (\$10.00) in hand paid by Grantees, the receipt and sufficiency of which is hereby acknowledged, does hereby Grant, Sell and Convey to **Loretta Coogan and James Coogan, not in Tenancy in Common, but in JOINT TENANCY** pursuant to said power and authority referred to above, as well as every other power and authority thereunto enabling, in the following described real estate situated in Cook County, Illinois, commonly known as 10845 South Central Park Avenue, Chicago, IL 60655, legally described as:

* Husband and wife

Lot 10 (except the North 13 feet thereof) and the North 17 feet of Lot 12 in Holmes Resubdivision of Block 13 and G. W. Hill's Subdivision of the West half of the Southeast Quarter of Section 14, Township 37 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

SUBJECT TO: Covenants, conditions and restrictions of record and general real estate taxes for 2012 and subsequent years.

Permanent Index Number: 24-14-407-052-0000

Address(es) of Real Estate: 10845 South Central Park Avenue, Chicago, IL 60655

TOGETHER WITH ALL right, title, and interest whatsoever, at law or in equity of said Trustee, in and to the premises.

IN WITNESS WHEREOF, Grantor, not individually, but as Trustee aforesaid, has hereunto set his hand and seal the day and year first above written.

Thomas G. Condon

Thomas G. Condon, as Trustee of Thomas J. Condon and Sophie M. Condon Self Declaration of Trust dated October 3, 1996

RECORDED
1/25/13
10845 S CENTRAL PARK AVE
CHICAGO, IL 60655

UNOFFICIAL COPY

STATE OF ILLINOIS)
) ss
 COUNTY OF)

I, the undersigned, a Notary Public In and for said County, in the State aforesaid, DO HEREBY CERTIFY that Thomas G. Condon, as Successor Trustee of Thomas J. Condon and Sophie M. Condon Self Declaration of Trust dated October 3, 1996 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 such Trustee for the uses and purposes therein set forth.

Given under my hand and official seal, this 18th day of January, 2013.



Ralph Muentzer

 NOTARY PUBLIC

This instrument was prepared by: Ralph Muentzer, Attorney at Law, 13305 S. Ridgeland Ave, Unit C, Palos Heights, IL 60463

MAIL TO:

Ed Barry
 11115 S. Kedzie
 Chicago, IL 60655

SEND SUBSEQUENT TAX BILLS TO:

JAMES COOGAN

10754 S CENTRAL PARK AVE

CHICAGO, IL 60655

REAL ESTATE TRANSFER 01/22/2013

	COOK	\$57.50
	ILLINOIS:	\$115.00
	TOTAL:	\$172.50

24-14-407-052-0000 | 20130101602443 | CXTCY1

REAL ESTATE TRANSFER 01/22/2013

	CHICAGO:	\$862.50
	CTA:	\$345.00
	TOTAL:	\$1,207.50

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