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(1 of 2)

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Doc#: 1329801010 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/23/2013 09:38 AM Pg: 1 of 2

TRUSTEE'S DEED JOINT TENANCY

8935063 KARSA

This indenture made this 19th day of September, 2013 between **CHICAGO TITLE LAND TRUST COMPANY**, a corporation of Illinois, as Successor 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 25th day of September, 1975, and known as Trust Number 21751, party of the first part, and

JAMES L. TAKEMOTO and PAMELA J. MATTHEWS, as joint tenants, parties of the second part

whose address is:
1724 W. Thorndale Avenue
Chicago, IL 60860

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 parties of the second part, **not as tenants in common, but as joint tenants**, the following described real estate, situated in Cook County, Illinois, to wit:

LOTS 13 AND 14 IN BLOCK 40 IN W. F. KAISER AND COMPANY'S PETERSON WOODS ADDITION TO ARCADIA TERRACE IN THE SOUTHWEST 1/4 OF SECTION 1, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Property Address: 5814 N. VIRGINIA AVENUE, CHICAGO, IL 60659
Permanent Tax Number: 13-01-309-023-0000

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part forever, not in tenancy in common, but in joint tenancy.

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.

Subject to: covenants, conditions and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; existing leases and tenancies, if any; and general real estate taxes not yet due and payable at the time of closing.

Box 400-CTCC

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IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be 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,
Trustee as Aforesaid

Karen M. Finn

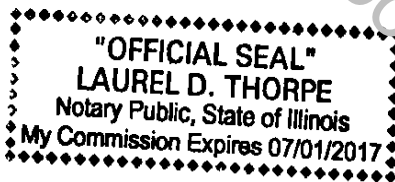
Karen M. Finn
Asst. Vice President & Trust Officer

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 19th day of September, 201³



Laurel D. Thorpe
NOTARY PUBLIC

This instrument was prepared by:
CHICAGO TITLE LAND TRUST COMPANY
10 S. LaSalle Street, Suite 2750
Chicago, IL 60603

AFTER RECORDING, PLEASE MAIL TO:

NAME ROBERT H. BLOCK

ADDRESS 710 N. DEARBORN ST. SUITE 100

CITY, STATE CHICAGO, IL 60654

SEND TAX BILLS TO:

JAMES L. TAKEMOTO & PAMELA J. MATTHEWS

1724 W. THORNDALE AVENUE

Chicago, IL 60640 60960

REAL ESTATE TRANSFER	09/23/2013
CHICAGO:	\$3,262.50
COA:	\$1,305.00
TOTAL:	\$4,567.50
13-01-309-023-0000 20130901601930 SRQ4AB	

REAL ESTATE TRANSFER	09/23/2013
COOK	\$217.50
ILLINOIS:	\$435.00
TOTAL:	\$652.50
13-01-309-023-0000 20130901601930 WE1P99	