

TRUSTEE'S DEED

UNOFFICIAL COPY



14231350580

This indenture made this 22<sup>ND</sup> day of July, 2014, between CHICAGO TITLE LAND TRUST COMPANY, a corporation of Illinois, as Successor Trustee to FOUNDERS BANK as 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 the 22<sup>nd</sup> day of July, 2014, and known as Trust Number 6360, party of the first part, and

JOHN GALT PROPERTIES LLC

whose address is : 5323 W 95<sup>TH</sup> ST OAK LAWN, IL 60453

Doc#: 1423135058 Fee: \$46.00  
RHSP Fee:\$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A.Yarbrough  
Cook County Recorder of Deeds  
Date: 08/19/2014 01:17 PM Pg: 1 of 5

Reserved for Recorder's Office

party of the second part.

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 party of the second part, the following described real estate, situated in COOK County, Illinois, to wit:

\*\*\* see legal description attached\*\*\*

Property Address: 7010-7012 Clyde, Chicago, IL 60649

Permanent Tax Number: 20-24-422-025-1001;  
20-24-422-025-1002;  
20-24-422-025-1003;  
20-24-422-025-1004;  
20-24-422-025-1005; and  
20-24-422-025-1006

This Transfer is an Exempt Transfer pursuant to Section 4(e) of the Illinois Transfer Act. 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, benefit and behoof forever of said party 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 given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

BOX 15

FIDELITY NATIONAL TITLE 52020460

Handwritten notations: S Y, P 566, S N, SC Y, INT AB

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Assistant Vice President, the day and year first above written.

**UNOFFICIAL COPY**

**CHICAGO TITLE LAND TRUST COMPANY,**  
as Trustee as Aforesaid

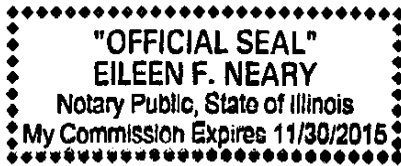


By: *Linda Lee Lutz*  
Assistant Vice President

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 22<sup>nd</sup> day of July, 2014



*[Signature]*  
NOTARY PUBLIC

This instrument was prepared by:  
Linda Lee Lutz, LTO  
**CHICAGO TITLE LAND TRUST COMPANY**  
7831 W. 95<sup>th</sup> Street  
Hickory Hills, IL 60457

AFTER RECORDING, PLEASE MAIL TO:  
PAT VIGAS + Gerse VIGAS  
5323 W. 95th  
Oak Lawn IL 60453

REAL ESTATE TRANSFER TAX		29-Jul-2014
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
20-24-422-025-1001   20140701616451   1-103-843-968		

SEND TAX BILLS TO:  
Gerse VIGAS  
5323 W. 95th  
Oak Lawn IL 60453

REAL ESTATE TRANSFER TAX		29-Jul-2014
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00
20-24-422-025-1001   20140701616451   1-663-076-480		

PROPERTY ADDRESS: 7010-7012 Clyde, Chicago, IL 60649

# UNOFFICIAL COPY

## **LEGAL DESCRIPTION RIDER** **CHICAGO TITLE LAND TRUST COMPANY** **AS TRUSTEE/SUCCESSOR TRUSTEE** **U/T 6360 DATED November 4, 2003**

**Property Address:** 7010-7012 Clyde, Chicago, IL 60649

**Permanent Tax Number:** 20-24-422-025-1001; 20-24-422-025-1002; 20-24-422-025-1003;  
20-24-422-025-1004; 20-24-422-025-1005; 20-24-422-025-1006

**PARCEL 1:**

UNIT 7010-1 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE 7010-7012 SOUTH CLYDE CONDOMINIUM AS DELINIATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 00599122, AS AMENDED, IN THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. P-1 AND STORAGE SPACE NO. S-1, LIMITED COMMON ELEMENTS, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

**PARCEL 2:**

UNIT 7012-1 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE 7010-7012 SOUTH CLYDE CONDOMINIUM AS DELINIATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 00599122, AS AMENDED, IN THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. P-2 AND STORAGE SPACE NO. S-2, LIMITED COMMON ELEMENTS, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

**PARCEL 3:**

UNIT 7010-2 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE 7010-7012 SOUTH CLYDE CONDOMINIUM AS DELINIATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 00599122, AS AMENDED, IN THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. P-3 AND STORAGE SPACE NO. S-3, LIMITED COMMON ELEMENTS, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

**PARCEL 4:**

UNIT 7012-2 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE 7010-7012 SOUTH CLYDE CONDOMINIUM AS DELINIATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 00599122, AS AMENDED, IN THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. P-4 AND STORAGE SPACE NO. S-4, LIMITED COMMON ELEMENTS, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

# UNOFFICIAL COPY

**LEGAL DESCRIPTION RIDER**  
**CHICAGO TITLE LAND TRUST COMPANY**  
**AS TRUSTEE/SUCCESSOR TRUSTEE**  
**U/T 6360 DATED November 4, 2003**

**Property Address:** 7010-7012 Clyde, Chicago, IL 60649

**Permanent Tax Number:** 20-24-422-025-1001; 20-24-422-025-1002; 20-24-422-025-1003;  
20-24-422-025-1004; 20-24-422-025-1005; 20-24-422-025-1006

**PARCEL 5:**

UNIT 7010-3 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE 7010-7012 SOUTH CLYDE CONDOMINIUM AS DELINIATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 00599122, AS AMENDED, IN THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. P-5 AND STORAGE SPACE NO. S-5, LIMITED COMMON ELEMENTS, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

**PARCEL 6:**

UNIT 7012-3 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE 7010-7012 SOUTH CLYDE CONDOMINIUM AS DELINIATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 00599122, AS AMENDED, IN THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. P-5 AND STORAGE SPACE NO. S-6, LIMITED COMMON ELEMENTS, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

# 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 and hold title to real estate under the laws of the State of Illinois.

Date: 7-28-2014 Signature: *Patricia Ohde*  
Grantor or Agent

SUBSCRIBED and SWORN to before me on July 28, 2014.

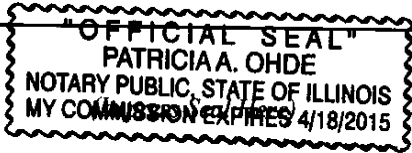


*Patricia Ohde*  
Notary Public

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.

Date: 7-28-2014 Signature: *Patricia Ohde*  
Grantee or Agent

SUBSCRIBED and SWORN to before me on July 28, 2014



*Patricia Ohde*  
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 a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Act.]