

FIRST AMERICAN TITLE  
FILE # 2588840



Doc#: 1502310044 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 01/23/2015 12:36 PM Pg: 1 of 3

**TRUSTEE'S  
DEED**

**JEFFREY HART**, not individually but solely Successor Trustee for **EDNA MAE HART LIVING TRUST, DATED SEPTEMBER 19, 2002** ("Grantor"), for and in consideration of the sum of

TEN DOLLARS AND 00/100 (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, and pursuant to the power and authority given him as such Successor Trustee, CONVEY and QUITCLAIM unto **BILLIE J. CALDWELL**, a single woman ("Grantee"), the Grantor's interest in and to the following described real estate situated in the County of Cook, State of Illinois, to-wit:

See Exhibit "A"

P.I.N.: 20-12-114-046-1009  
Commonly Known As: 5471 S. Hyde Park Blvd., Unit 10-A, Chicago, IL 60615

This conveyance is made without warranty, express or implied, and is made by Grantor in her stated capacity as Independent Executor and on condition that Grantor shall have no liability in her individual capacity on any agreement, warranty or indemnity herein contained or implied. Any recourse under and by virtue of this deed shall be against the estate of the decedent only.

[SIGNATURE PAGE TO FOLLOW]

REAL ESTATE TRANSFER TAX		21-Jan-2015
	CHICAGO:	937.50
	CTA:	375.00
	TOTAL:	1,312.50
20-12-114-046-1009   20150101657488   0-161-560-192		

REAL ESTATE TRANSFER TAX		21-Jan-2015
	COUNTY:	62.50
	ILLINOIS:	125.00
	TOTAL:	187.50
20-12-114-046-1009   20150101657488   1-281-046-144		

STPLSS  
INT  
Y  
3  
N  
A

# UNOFFICIAL COPY

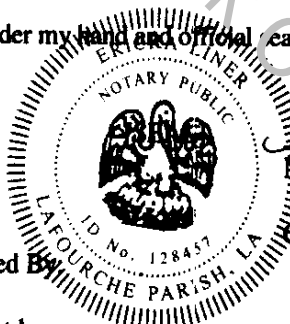
IN WITNESS WHEREOF, Grantor has caused her names to be signed to this Trustee's Deed as such Successor Trustee as of this 15<sup>th</sup> day of January, 2015.

By: [Signature]  
Jeffrey Hart, Successor Trustee of the Edna Mae Hart Living Trust dated September 19, 2002

LOUISIANA )  
STATE OF ILLINOIS )  
JEFFERSON ) SS  
COUNTY OF COOK )

I, the undersigned, a notary public in and for said County in the State aforesaid, DO HEREBY CERTIFY that JEFFREY HART, as Successor Trustee of the Edna Mae Hart Living Trust dated September 19, 2002, personally known or identified to me to be the same persons whose names are subscribed to the foregoing instrument as such Successor Trustee, appeared before me in person and acknowledged that as such Successor Trustee, he signed and delivered the said instrument as his free and voluntary act as Successor Trustee aforesaid, and the free and voluntary act of the Edna Mae Hart Living Trust dated September 19, 2002, Deceased for the uses and purposes therein set forth.

GIVEN under my hand and official seal his 15<sup>th</sup> day of January, 2015.



[Signature] ID# 128457  
Notary Public ERICKA LINER  
Commission Expires with Life

Instrument Prepared By  
Donna L. Otis  
Otis Law Group, Ltd.  
1525 E. 53<sup>rd</sup> Street, Suite 439  
Chicago, IL 60615

After recording, this instrument should be returned to:

Billie J. Caldwell  
5471 S. Hyde Park Blvd., Unit 10-A  
Chicago, IL 60615

Send Future Tax Bills to:

Billie J. Caldwell  
5471 S. Hyde Park Blvd., Unit 10-A  
Chicago, IL 60615

# UNOFFICIAL COPY

## EXHIBIT A

### LEGAL DESCRIPTION

Legal Description: UNIT NO. 10A AS DELINEATED ON PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"): LOT 4 AND THE NORTH HALF OF LOT 5 IN BLOCK 1 IN EAST END SUBDIVISION OF THE PART OF THE SOUTH 7.86 CHAINS OF THE SOUTH WEST FRACTIONAL QUARTER OF SECTION 12 AND OF THE NORTH 10 CHAINS OF THE NORTH WEST FRACTIONAL QUARTER OF SECTION 13, LYING EAST OF THE EAST LINE OF PARK AVENUE IN TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT FROM SAID PREMISES THE EAST 8 FEET THEREOF TAKEN FOR AN ALLEY) IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY NATIONAL BOULEVARD BANK OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED AUGUST 28, 1969, AND KNOWN AS TRUST NO. 3229 RECORDED IN THE OFFICE OF RECORDER OF COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 21607006; TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN DECLARATION AND PLAT OF SURVEY), IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 20-12-114-046-1009 Vol. 0255

Property Address: 5471 S. Hyde Park Blvd, Unit 10-A, Chicago, Illinois 60615

Property of Cook County Clerk's Office