

# UNOFFICIAL COPY

*MZ*

*CTCA 8980586NC*

## TRUSTEE'S DEED



This indenture made this 29<sup>th</sup> day of April, 2015, between **CHICAGO TITLE LAND TRUST COMPANY, AS SUCCESSOR TRUSTEE TO AMERICAN NATIONAL BANK AND TRUST COMPANY** 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 28<sup>th</sup> day of June, 1939, and known as Trust Number 108694-02, party of the first part, and **Theresa K. Nguyen, married to Kyvan Truong and Selena Nguyen, a single woman, as Joint Tenants** whose address is: 5129 N. Central Park Ave., Chicago, IL 60625 party of the second part.

Doc#: 1515310019 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 06/02/2015 09:47 AM Pg: 1 of 2

RECORDS OF COOK COUNTY CLERK'S OFFICE

**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:

**Lot 58 in Westwood Heights, a Subdivision of the North 1,071.40 feet of the East 12 acres of Lot 1 in Henry Jacquest Subdivision of the South 1/2 of the South West 1/4 of Section 12, Township 40 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.**

**Property Address: 7620 W. Gunnison, Harwood Heights, IL 60706**

**Permanent Tax Number: 12-12-328-025-0000**

together with the tenements and appurtenances thereunto belonging.

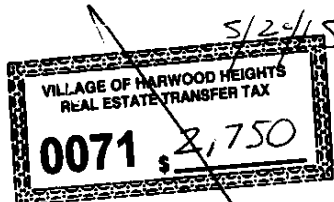
TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoof forever of said party of the second part.

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.

REAL ESTATE TRANSFER TAX 27-May-2015



COUNTY: 137.50  
ILLINOIS: 275.00  
TOTAL: 412.50



**BOX 333-CD**

S Y  
P 2  
S N  
SC Y  
INT AB

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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 Trust Officer, the day and year first above written.



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

By: *Laurel A. Hoyle*  
Assistant Vice President

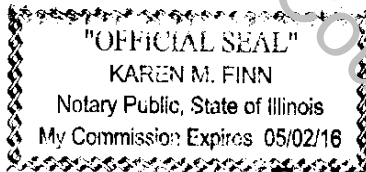
State of Illinois  
County of Cook

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 29<sup>th</sup> day of April, 2015.

PROPERTY ADDRESS:  
**7620 W. Gunnison St.**  
**Harwood Heights, IL 60706**



*Karen M. Finn*  
NOTARY PUBLIC

This instrument was prepared by:  
**CHICAGO TITLE LAND TRUST COMPANY**  
10 S. LaSalle St., Suite 2750  
Suite 2750  
Chicago, IL 60601-3294

AFTER RECORDING, PLEASE MAIL TO:

NAME Theresa K. Nguyen  
ADDRESS 7620 W. OR BOX NO. \_\_\_\_\_  
CITY, STATE Gunnison Harwood Heights,  
SEND TAX BILLS TO: \_\_\_\_\_ IL 60706