## **UNOFFICIAL COPY**

**Property Address:** 

6034 N. Byron St. Rosemont, IL 60018

TRUSTEE'S DEED (Joint Tenancy)



Doc#: 1518156011 Fee: \$46.00 RHSP Fee:\$9.00 RPRF Fee: \$1.00

Affidavit Fee: \$2.00 Karen A. Yarbrough

Cook County Recorder of Deeds

Date: 06/30/2015 11:04 AM Pg: 1 of 5

This Indenture, made this 13th day of May 2015, between Parkway Bank and Trust Company, an Illinois Banking Corporation, as Trustee under the provisions of a deed or deeds in trust, July recorded and delivered to said corporation in pursuance of a trust agreement dated 2-19-1993 and known as Trust Number 10540 as party of the first part, and DONALD E. SCEPHENS II and CATHERINE STEPHENS, 6034 N. Byron St., Rosemont, IL 60018 rot as tenants in common, but as joint tenants with rights of survivorship as party(ies) of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, does hereby grant convey and quit claim unto the said party(ies) of the second part, not as tenants in common, but as joint tenants with rights of survivorship, all interest in the following described real estate situated in Cook County, Illinois, to wit:

See Exhibit A for Legal Description and PIN. together with the tenements and appurtenances thereur to belonging.

This deed is executed pursuant to the power granted by the terms of the deed(s) in trust and the trust agreement and is subject to liens, notices, encumbrances of record and additional conditions, if any on the reverse side.

DATED: 13th day of May, 2015.

Parkway Bank and Trust Company, Trustee under Trust Number 10540

Biane Y. Peszyńsk

Vice President & Trust Officer

ssistant Trust Officer

1518156011 Page: 2 of 5

## **UNOFFICIAL COPY**

STATE OF ILLINOIS	}
	188
COUNTY OF COOK	1

I, the undersigned, A Notary Public in an for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Diane Y Peszynski, Vice President - Trust Officer and Jo Ann Kubinski, A setant Trust Officer personally known to me to be the same persons whose names are subscribed to the foregoing instruments in the capacities shown, appeared before me this cay in person, and acknowledged signing, sealing and delivering the said instrument as their rece and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notary seal, this 13th day of May 2015.

Notary (u)lic

NOTAR COMMISSION EXPIRES CORRESPONDS

Address of Property 6034 N. Byron St. Rosemont, IL 60018 EXEMPT UNDER PROVISIONS OF PAR E

DATE

SPECENTATIVE

MAIL RECORDED DEED TO:

DONALD E. STEPHENS II and CATHERINE STEPHENS

6034 N. Byron St.

Rosemont, IL 60018

This instrument was prepared by: Diane Y. Peszynski

Parkway Bank & Trust Company, 4800 N. Harlem Ave., Harwood Heights, IL 60706

1518156011 Page: 3 of 5

## **UNOFFICIAL COPY**

EXHIBIT "A"

6034 Byron, Rosemont, Illinois

All of Lot 11 in Robert's Resubdivision of Lots 10 to 15 both inclusive, 18 to 23 both inclusive, and lets 26 to 28 both inclusive, in Martinek's Subdivision, being a Subdivision of the North 1/2 of Lot 5 in Jarneke's Division of Land in Section 4, Township 40 North, Range 12 East of the Third Principal Meridian, and Section 33, Township 41 North, Range 12 East of the Third Principal Merician, in Cook County, Illinois, and that part of Lot 17 in said Martiner's Subdivision, described as beginning on the South line of said Lot 17, 27.14 feet Westerly of the Southeast corner thereof; thence Northwesterly 19.44 feet on a deflection to the right of 47 degrees 00 minutes 16 seconds from the prolongation of the last described course; thence Southwesterly 15.54 feet on a deflection to the left of 83 degrees 22 minutes 37 seconds from the prolongation of the last described course; thence Vesterly 38.36 feet on a line 5.00 feet Northerly of and parallel with said Southerly line of Lot 17; thence Southerly 5.00 feet normal to the last described line to said Southerly line of Lot 17; thence Easterly 64.13 feet slong said Southerly line to said point of beginning.

P.I.N. 12-04-217-014-0000 and 12-04-217-005-0000

1518156011 Page: 4 of 5

## **UNOFFICIAL COPY**

### PARKWAY BANK AND TRUST COMPANY

4800 N. Harlem Avenue Harwood Heights, Illinois 60706

1-708-867-6600

Facsimile 1-708-867-5658

13th May 2015

Re: DONALD E. STEPHENS II and CATHERINE STEPHENS 6034 N. Byron St. Rosemont, IL 60013

#### PROCEEDS LETTER

PURSUANT to the direction of the beneficiaries of Trust Number 10540 you are instructed and direct to pay the net proceeds due as follows:

STEP. DONALD E. STEPHENS II and CATHERING STEPHENS.

Parkway Bank and Trust Company as Trustee under Trust 10540

# Recorder of Dends OFFICIAL 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 title to real estate under the laws of the State of Illinois.

Dated	e: ////////////////////////////////////
Subscribed and sworn to before my  By the said (1) only Stephen II  This 30, day of June 20/3,  Notary Public (1) (1) (1) (1)	OFFICIAL SEAL ALICIA V NARDELLA NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:03/12/16
The grantee or his agent affirms and verifies that the name assignment of beneficial interest in a land trust is either a foreign corporation authorized to do business or acquire and held the recognized as a person and authorized to do business or acquire state of Illinois.  Date	natural person, an Illinois corporation or and hold title to real estate in Illinois, a tle to real estate in Illinois or other entity
Signature: _	Granice of Agent
Subscribed and swom to before me  By the said analy Staples  This 34, day of June 20/3  Notary Public flower Hay and have the	OFFICIAL SEA! ALICIA V NARDELLA NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:03/12/16
Note: Any person who knowingly submits a false statement of	concerning the identity of a Country shall

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 of 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 Tax Act.)