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March 2000



TRUSTEES'S DEED (Illinois)

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Doc#: 1617529022 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/23/2016 10:42 AM Pg: 1 of 3

Above Space for Recorder's Use Only

This INDENTURE, made this 21st day of March, 2016, between HEARTLAND BANK AND TRUST COMPANY as Successor Trustee to WESTERN SPRINGS NATIONAL BANK AND TRUST under Trust Agreement dated November 3, 1995, and known as Trust Number 3514, Grantor, and EDGEBROOK MANAGEMENT, INC., an Illinois Corporation whose address is c/o 2641 North Troy Street, Chicago, Illinois 60647 Grantee(s). Said Grantee covenants to pay on demand to Heartland Bank and Trust Company, as the aforementioned Successor Trustee, the amount of \$575.00 as all fees owing to the Grantor, as Successor Trustee, for services rendered as the Successor Trustee, aforesaid, and also to pay on demand all charges and expenses, including reasonable attorney's fees and costs, now or hereafter incurred by the Grantor, as Successor Trustee, as a result of the Grantor having held title as the Successor Trustee, aforesaid, to the parcels hereinabove being conveyed, as a security for the payment of all such fees, charges, expenses and costs, the Grantor hereby reserves a lien on the parcels hereinabove conveyed, which lien the Grantor shall have full right, power and authority to foreclose in equity at any time hereafter and to include as additional indebtedness in the order for sale in such proceeding all expenses, reasonable attorney's fee and costs incurred in connection with the proceeding.

WITNESSES: The Grantor(s) in consideration of the sum of Ten ---(\$10.00)----- dollars receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor(s) as said Successor Trustee(s) and of every other power and authority the Grantor(s) hereunto enabling, do(es) hereby convey a quitclaim unto the Grantee(s), in fee simple, the following described real estate, situated in the County of Cook, State of Illinois, to Wit:

Sub-Lot 94 in Koester and Zanders West Irving Park Subdivision in the North half of Section 21, Township 40 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

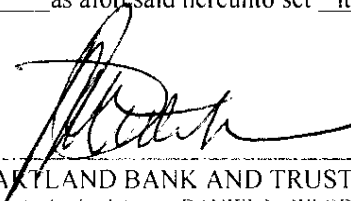
together with the tenements, hereditament and appurtenances thereunto belonging or in any wise appertaining.


Permanent Real Estate Index Number(s): 13-21-131-027-0000 ✓



Address(es) of real estate: 5200 West Addison Street, Chicago, Illinois 60641 ✓

IN WITNESS WHEREOF, the Grantor HEARTLAND BANK AND TRUST COMPANY as Successor Trustee to WESTERN SPRINGS NATIONAL BANK AND TRUST as aforesaid hereunto set its hand and seal the day and year first above written.

PLEASE PRINT OR
TYPE NAME (S) BELOW
SIGNATURE(S)

 (SEAL)
HEARTLAND BANK AND TRUST COMPANY
By: Its Authorized Agent, DANIEL N. WLODEK, Trust Officer

REAL ESTATE TRANSFER TAX	23-Jun-2016
	CHICAGO: 0.00
	CTA: 0.00
	TOTAL: 0.00 *

REAL ESTATE TRANSFER TAX	23-Jun-2016
	COUNTY: 0.00
	ILLINOIS: 0.00
	TOTAL: 0.00

13-21-131-027-0000 | 20160601621463 | 0-111-480-128

13-21-131-027-0000 | 20160601621463 | 0-491-418-944

* Total does not include any applicable penalty or interest due.

COOK COUNTY RECORDER OF DEEDS
JUN 23 2016
Jm

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TRUSTEE'S DEED

HEARTLAND BANK AND TRUST COMPANY as Successor Trustee to
WESTERN SPRINGS NATIONAL BANK AND TRUST

TO

EDGEBROOK MANAGEMENT, INC.

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said county, in the State aforesaid,

DO HEREBY CERTIFY that DANIEL N. WLODEK, Trust Officer of Heartland Bank and Trust Company
personally known to me to be the same person whose name is subscribed to the foregoing
instrument, appeared before me this day in person, and acknowledged that said officer of said
association signed, sealed and delivered the said instrument as his free and voluntary act for the
uses and purposes therein set forth.

IMPRESS
SEAL
HERE

Given under my hand and official seal, this 13th day of April, 2016.

Commission expires



OFFICIAL SEAL

BERNADETTE C LACORTE
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXPIRES 12/30/19

Bernadette C. Lacorte
NOTARY PUBLIC

THIS CONVEYANCE IS EXEMPT FROM THE PURCHASE OF
REVENUE STAMPS PURSUANT TO PAR. E, SEC. 4 OF THE
REAL ESTATE TRANSFER TAX ACT.

Mark E. Becker Date: May, 2016

This instrument was prepared by Mark E. Becker, Esq. 1105 W. Burlington Ave., Western Springs, IL 60558
(Name and Address)

Daniel N. Wlodek, Trust Officer
(Name)

SEND SUBSEQUENT TAX BILLS TO:

MAIL TO: Heartland Bank & Trust Company
(Address)
4456 Wolf Road
Western Springs, IL 60558
(City, State, Zip)

Edgewood Management, Inc.
(Name)
2641 North Troy Street
(Address)
Chicago, IL 60647
(City, State, Zip)

OR RECORDER'S OFFICE BOX NO. _____

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY SECTION 35 ILCS 200/31-47

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (ABI) 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 another 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: 6 | 23 | 2016

SIGNATURE: *Denise N Wood*
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

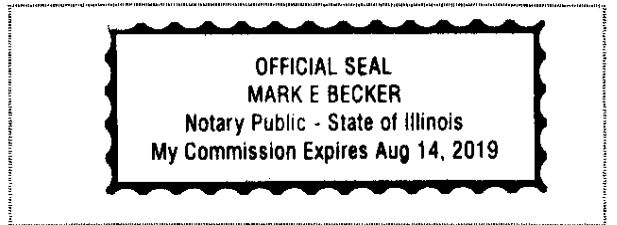
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): _____

On this date of: 06 | 23 | 2016

NOTARY SIGNATURE: *Mark E Becker*

AFFIX NOTARY STAMP BELOW



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (ABI) 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: 06 | 23 | 2016

SIGNATURE: *Denise N Wood*
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): _____

On this date of: 06 | 23 | 2016

NOTARY SIGNATURE: *Mark E Becker*

AFFIX NOTARY STAMP BELOW



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 Act: (35 ILCS 200/Art. 31)**)