

# UNOFFICIAL COPY

This instrument prepared by:

Gary J. Mazian

Sokol & Mazian

60 Orland Square Dr., #202

Orland Park, IL 60462



16223450000

Doc#: 1622345080 Fee: \$40.00

RHSP Fee: \$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds

Date: 08/10/2016 12:39 PM Pg: 1 of 2

Mail future tax bills to:

Yashar Ghoreschi

10651 Wildwood Dr.

Palos Park, IL 60464

Mail this recorded instrument to:

Yashar Ghoreschi

10651 Wildwood Dr.

Palos Park, IL 60464

## TRUSTEE'S DEED

This Indenture, made this 15 day of July, 2016, between Thomas A. Gibbons, as trustee under the provisions of a trust agreement dated February 25, 2006 and known as the Thomas A. Gibbons Trust, party of the first part, and Yashar Ghoreschi, of 8431 W. 135th St., Orland Park, Illinois 60462, party 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 considerations in hand paid, does hereby grant, sell, and convey unto said party of the second part, the following described real estate, situated in COOK County, State of Illinois, to wit:

LOT 189 IN PHASE FIVE OF PALOS WEST, A PLANNED UNIT DEVELOPMENT, BEING A PART OF THE SOUTHEAST 1/4 OF SECTION 29, TOWNSHIP 37 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 23-29-408-002-0000

Property Address: 10651 Wildwood Drive, Palos Park, IL 60464

together with the tenements and appurtenances thereunto belonging.

Subject, however, to the general taxes for the year of 2015 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

To Have and To Hold the same unto said party of the second part, and to the proper use, benefit, and hold 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 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-Jul-2016



COUNTY:	214.50
ILLINOIS:	429.00
TOTAL:	643.50

23-29-408-002-0000

20160601621037 | 0-879-543-104

Attorneys' Title Guaranty Fund, Inc.  
1 S. Wacker Dr., STE 2400  
Chicago, IL 60606-4650  
Attn: Search Department

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Individual Trustee(s)

In Witness Whereof, said party of the first part has caused its name to be signed to these presents the day and year first above written.

*Thomas A. Gibbons*

Thomas a. Gibbons, as Trustee under the provisions of a trust agreement dated February 25, 2008 and known as the Thomas A. Gibbons Trust

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 Thomas A. Gibbons, as trustee under the provisions of a trust agreement dated February 25, 2008 and known as the Thomas A. Gibbons Trust, as Trustee(s) aforesaid, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument as such Trustee(s), appeared before me this day in person and acknowledged that he/she/they signed and delivered said instrument as his/her/their free and voluntary act for the uses and purposes set forth therein.

Given under my hand and Notarial Seal this 15 day of July 2016.

*Gary J. Mazian*  
Notary Public

