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Chicago Title Insurance Company

TRUSTEE'S DEED
ILLINOIS STATUTORY



Doc#: 1623710062 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/24/2016 11:52 AM Pg: 1 of 2

OT 16WSA545739LP LTM 1083

Property of Cook County Clerk's Office

THIS INDENTURE, made on August 17, 2016 between, Katherine M. Hart, as trustee under the Katherine M. Hart Trust dated August 1, 2013, of the City of Chicago, County of Cook, State of Illinois, party of the first part, and BIL & CAS Builders, LLC, an Illinois limited liability company, having its principal place of business at 11418 Woodglen Lane, Burr Ridge, IL 60527, party of the second part. WITNESSETH, that said party of the first part, in consideration of the sum of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid does hereby CONVEYS and QUIT-CLAIMS unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to wit:

LOT 42 IN BLOCK 2 IN THE SUBDIVISION OF THE SOUTH EAST 1/4 OF THE SOUTH WEST 1/4 OF THE SOUTH WEST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions, and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not yet due and payable.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number: 14-29-319-005-0000
Address of Real Estate: 2447 N. Greenview Ave., Chicago, IL 60614

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 by the party of the first part, as Trustee, as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in it by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling. This deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

[signature on following page]

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SC
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IN WITNESS WHEREOF, said party of the first part the day and year first above written.

Katherine M. Hart
Katherine M. Hart, as trustee under the
Katherine M. Hart Trust dated August 1, 2013

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Katherine M. Hart, as trustee under the Katherine M. Hart Trust dated August 1, 2013, personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 17 day of August, 2016



[Signature]
(Notary Public)

Prepared By: Thompson & Thompson
19 S. LaSalle St., Suite 302
Chicago, IL 60603

Mail To:
Richard Indyke, Esq.
221 N. LaSalle St., Suite 1200
Chicago, IL 60601

Name & Address of Taxpayer:
BIL & CAS Builders, LLC
11418 WoodGlen Lane
Burr Ridge, IL 60527

REAL ESTATE TRANSFER TAX		23-Aug-2016
	CHICAGO:	4,725.00
	CTA:	1,890.00
	TOTAL:	6,615.00 *
14-29-319-005-0000 20160701630997 0-286-247-744		

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

REAL ESTATE TRANSFER TAX		23-Aug-2016
	COUNTY:	315.00
	ILLINOIS:	630.00
	TOTAL:	945.00
14-29-319-005-0000 20160701630997 0-969-771-840		