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16206680
TRUSTEE'S DEED



Doc# 1628646155 Fee \$42.00
RHSP Fee:\$9.00RPRF Fee \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/12/2016 02:18 PM Pg: 1 of 3

Above Space for Recorder's Use Only

THIS INDENTURE, made this 29th day of September 2016 by Jeanine Roeder, Colleen Desmond and Thomas Flynn, as Successor Co-Trustees under the provisions of John J. Flynn Trust dated August 5, 2000 hereinafter referred to as Grantors, and Elaine J. Chabitch, as Trustee of Elaine J. Chabitch 2010 Trust under Agreement dated August 25, 2010, hereinafter referred to as Grantee: 3

WHEREAS, Grantors are the duly acting Successor Co-Trustees of John J. Flynn Trust dated August 5, 2000, with full power and authority to execute this instrument pursuant to the trust instrument referred to herein.

NOW, THEREFORE, the Grantors, not individually but as such Successor Co-Trustees, in consideration of the sum of TEN DOLLARS (\$10.00) in hand paid by Grantees, the receipt and sufficiency of which is hereby acknowledged, does hereby Grant, Sell and Convey to: Elaine J. Chabitch, as Trustee of Elaine J. Chabitch 2010 Trust under Agreement dated August 25, 2010 pursuant to said power and authority referred to above, as well as every other power and authority thereunto enabling, in the following described real estate situated in Cook County, Illinois, commonly known as 10820 S. Kilpatrick Avenue, Oak Lawn, IL 60453, legally described as:

UNIT 1SE TOGETHER WITH ITS UNDIVIDED PERCENT INTEREST IN THE COMMON ELEMENTS IN 10820 KILPATRICK CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 95-141743, IN THE SOUTHWEST QUARTER OF SECTION 15, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; and general real estate taxes for 2015 and subsequent years.

Permanent Index Number: 24-15-308-028-1003

Address(es) of Real Estate: 10820 S. Kilpatrick Avenue, Oak Lawn, IL 60453

TOGETHER WITH ALL right, title, and interest whatsoever, at law or in equity of said Trustee, in and to the premises.

Village of Oak Lawn Real Estate Transfer Tax \$200 02502

Village of Oak Lawn Real Estate Transfer Tax \$10 01547

Village of Oak Lawn Real Estate Transfer Tax \$5 01163

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IN WITNESS WHEREOF, Grantors, not individually, but as Successor Co-Trustees aforesaid, have hereunto set their hand and seal the day and year first above written.

Jeanine Roeder as Successor Trustee

Jeanine Roeder, as Successor Co-Trustee under the provisions of John J. Flynn Trust dated August 5, 2000

Colleen Desmond as Successor Trustee

Colleen Desmond, as Successor Co-Trustee under the provisions of John J. Flynn Trust dated August 5, 2000

Thomas Flynn as Successor Co-Trustee

Thomas Flynn, as Successor Co-Trustee, under the provisions of John J. Flynn Trust dated August 5, 2000

Property of Coolidge & Co. Notary Clerks

STATE OF ILLINOIS)

COUNTY OF)

I, the undersigned, a Notary Public In and for said County, in the State aforesaid, DO HEREBY CERTIFY that Jeanine Roeder, as Successor Co-Trustee under the provisions of John J. Flynn Trust dated August 5, 2000 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 she signed, sealed and delivered the said instrument as such Trustee for the uses and purposes therein set forth.

Given under my hand and official seal, this 29th day of Sept., 2016

Commission expires 9/15/18

Lynne R. Moleck

NOTARY PUBLIC

STATE OF ILLINOIS)

COUNTY OF)

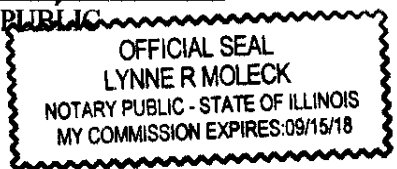
I, the undersigned, a Notary Public In and for said County, in the State aforesaid, DO HEREBY CERTIFY that Colleen Desmond, as Successor Co-Trustee under the provisions of John J. Flynn Trust dated August 5, 2000 personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as such Trustee for the uses and purposes therein set forth.

Given under my hand and official seal, this 29th day of Sept., 2016

Commission expires 9/15/18

Lynne R. Moleck

NOTARY PUBLIC



REAL ESTATE TRANSFER TAX		04-Oct-2016
COUNTY:	ILLINOIS:	21.50
TOTAL:		43.00
		64.50

24-15-308-028-1003 | 20160901662730 | 0-208-688-960

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STATE OF ILLINOIS)
COUNTY OF Cook) ss
)

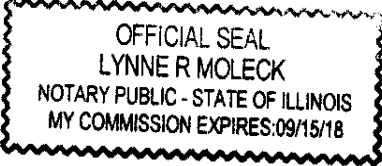
I, the undersigned, a Notary Public In and for said County, in the State aforesaid, DO HEREBY CERTIFY that Thomas Flynn, as Successor Co-Trustee under the provisions of John J. Flynn Trust dated August 5, 2000 personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as such Trustee for the uses and purposes therein set forth.

Given under my hand and official seal, this 29th day of Sept., 2016
Commission expires 9/15/18

Lynne R. Moleck
NOTARY PUBLIC

This instrument was prepared by:

Daniel J. Farrell, Esq.
Farrell and Farrell, Ltd.
7250 College Dr., Suite 2NW
Palos Heights, IL 60463
(708) 448-2500



MAIL TO:

Howard Hoff
835 McClintock Dr.
Burr Ridge , IL 60527

SEND SUBSEQUENT TAX BILLS TO:

Elaine J. Cha oitch
10820 S. Kilpatrick Avenue
Oak Lawn, IL 60453

Property of Cook County Clerk's Office