

① 16206868

UNOFFICIAL COPY

TRUSTEE'S DEED

This Indenture made this 7TH day of August, 2013, between CHICAGO TITLE LAND TRUST COMPANY, a corporation of Illinois, as Successor Trustee to River Oaks Bank and Trust Company as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a trust agreement dated the 8th day of October, 1977, and known as Trust Number 1286, party of the first part, and **JOHN RUKAVINA** whose address is: 5804 e 800 n Rolling Prairie, IN 46371 party of the second part.



Doc# 1781046094 Fee \$42.00
 RHSP FEE:\$9.00 RPRF FEE: \$1.00
 AFFIDAVIT FEE: \$2.00
 KAREN A. YARBROUGH
 COOK COUNTY RECORDER OF DEEDS s Office
 DATE: 01/10/2017 03:13 PM PG: 1 OF 3

THIS IS A DUPLICATE DEED OF EVEN DATE BY AND BETWEEN THE SAME PARTIES TO REPLACE ORIGINAL DEED WHICH HAS BEEN LOST OR MISPLACED AND NEVER RECORDED.

WITNESSETH, That said party of the first part, in consideration of the sum of **TEN and no/100 DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE** considerations in hand paid, does hereby **CONVEY AND QUITCLAIM** unto said party of the second part, the following described real estate, situated in **COOK** County, Illinois, to wit:

THE NORTH 165 FEET OF THE SOUTH 660 FEET OF THE NORTH 1700 FEET OF THE EAST 1/2 OF THE NORTH EAST 1/4 OF SECTION 18, TOWNSHIP 35 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THAT PART TAKEN FOR ROADWAY PURPOSES) IN COOK COUNTY, ILLINOIS.

Property Address: 20384 BURNHAM AVENUE, LYNWOOD, IL 60411
 Permanent Tax Number: 33-18-201-011-0000

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 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 deed 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.

Exempt pursuant to: "Section 31-45 (e)" of the "Real Estate Transfer Tax Act"

11/30/16
 Date

[Signature]
 Representative



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IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Assistant Vice President, the day and year first above written.



CHICAGO TITLE LAND TRUST COMPANY,
as Trustee as Aforesaid

By: *Linda Lee Luiz*
Assistant Vice President

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 the above named Assistant Vice President of **CHICAGO TITLE LAND TRUST COMPANY**, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Assistant Vice President appeared before me this day in person and acknowledged that he/she signed and delivered the said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company; and the said Assistant Vice President then and there caused the corporate seal of said Company to be affixed to said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company.

Given under my hand and Notarial Seal this 30th day of **November, 2016**.

[Signature]
NOTARY PUBLIC



This instrument was prepared by:
Linda Lee Luiz, AVP/LTO
CHICAGO TITLE LAND TRUST COMPANY
15255 S 94th Ave., Suite 604
Orland Park, IL 60462

AFTER RECORDING, PLEASE MAIL TO:

Michael Brady
525 W. Exchange
Crete, IL 60417

REAL ESTATE TRANSFER TAX		03-Jan-2017
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
33-18-201-011-0000 20170101698706 1-106-887-972		

SEND TAX BILLS TO:

John Bukavina
5804 E 800N
Rolling Prairie, IN 46371

PROPERTY ADDRESS: 20384 BURNHAM AVENUE, LYNWOOD, IL 60411

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her knowledge and belief, 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 real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated Nov. 30, 2016 Signature: [Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me by the said Agent this 30 day of Nov., 2016.

Notary Public [Handwritten Signature]



The grantee or his/her agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust 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 and hold title to real estate under the laws of the State of Illinois.

Dated Nov. 30, 2016 Signature: [Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me by the said Agent this 30 day of Nov., 2016.

Notary Public [Handwritten Signature]



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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)