

TRUSTEE'S DEED

UNOFFICIAL COPY



This indenture made this 17th day of January, 2017, between CHICAGO TITLE LAND TRUST COMPANY, a corporation of Illinois, 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 15th day of May, 2015 and known as Trust Number 8002368015 party of the first part, and

Doc# 1702619114 Fee \$40.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 01/26/2017 03:49 PM PG: 1 OF 2

JUAN GARCIA AND BRAULIO GARCIA, NOT AS JOINT TENANTS OR AS TENANTS BY THE ENTIRETY, BUT AS TENANTS IN COMMON party of the second part,

whose address is :
2243 N LaVergne Avenue
Chicago, Illinois 60639

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:

LOTS 24 (EXCEPT THE EAST 8 FEET) IN BLOCK 5 IN CRAGIN, BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Address of Property: 5175 West Bloomingdale Avenue, Chicago, Illinois 60639

Property Tax Number: 13-33-412-001-0000

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 behoove 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.

177 8260 1/2
Old Republic National Title
9601 Southwest Highway
Oak Lawn, IL 60453

CCRD REVIEWER *Ricardo*

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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



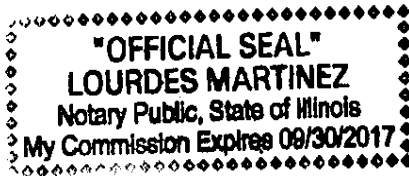
By: Natalie Foster
Natalie Foster – Trust Officer / Assistant Vice President

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 17th day of January, 2017.



Lourdes Martinez
NOTARY PUBLIC


This instrument was prepared by:
CHICAGO TITLE LAND TRUST COMPANY
10 S. LaSalle Street, Suite 2750
Chicago, IL 60602



AFTER RECORDING, PLEASE MAIL TO:

JUAN GARCIA
9243 N Laverne
Chicago IL 60639

SEND SUBSEQUENT TAX BILLS TO:

JUAN GARCIA
9243 N Laverne
Chicago IL 60639

REAL ESTATE TRANSFER TAX		20-Jan-2017
	CHICAGO:	262.50
	CTA:	105.00
	TOTAL:	367.50
13-33-412-001-0000 20170101600910 0-873-405-632		

REAL ESTATE TRANSFER TAX		25-Jan-2017
	COUNTY:	17.50
	ILLINOIS:	35.00
	TOTAL:	52.50
13-33-412-001-0000 20170101600910 0-330-345-664		

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