

# UNOFFICIAL COPY

**This instrument prepared by:**

Kevin M. McCarthy  
7903 W. 159th St., Suite B  
Tinley Park, IL 60477

Doc#: 1704715035 Fee: \$50.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 02/16/2017 09:46 AM Pg: 1 of 2

**Mail future tax bills to:**

Raymond Filippo and Penelope Filippo  
17802 Missouri Ct #114  
Orland Park, IL 60467

Dec ID 20170101601215  
ST/CO Stamp 1-260-903-616 ST Tax \$225.00 CO Tax \$112.50

**Mail this recorded instrument to:**

*1/1*  
*160705301163*  
Gina L. Madden  
12755 Walker Rd., Suite C  
Lemont, IL 60439

## TRUSTEE'S DEED

This Indenture, made this 1<sup>st</sup> day of February, 2017, between Marlene E. Charleston, as Trustee of The Marvin J. Charleston and Marlene E. Charleston Revocable Trust dated September 3, 2009 as Trustee, party of the first part, and Raymond Filippo and Penelope Filippo of 17723 Pennsylvania Ct., Orland Park, IL 60467, party of the second part, as Joint Tenants with right of survivorship,

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:

UNIT 114 IN EAGLE RIDGE CONDOMINIUM V AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 4 IN EAGLE RIDGE ESTATES, BEING A SUBDIVISION OF PART OF THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT OF SURVEY ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 29, 1994 AS DOCUMENT 94847112, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS, COOK COUNTY, ILLINOIS, AS DOCUMENT 95450466, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.



Permanent Index Number(s): 27-32-103-010-1022  
Property Address: 17802 Missouri Ct #114, Orland Park, IL 60467

together with the tenements and appurtenances thereunto belonging.

Subject, however, to the general taxes for the year of 2016, 2017 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 behold 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		06-Feb-2017	
	COUNTY:	112.50	
	ILLINOIS:	225.00	
	TOTAL:	337.50	
27-32-103-010-1022		20170101601215   1-260-903-616	

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.

Marlene E. Charleston  
Marlene E. Charleston, Trustee

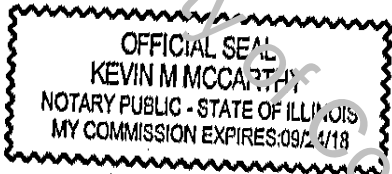
Trustee

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 Marlene E. Charleston, as Trustee of The Marvin J. Charleston  
and Marlene E. Charleston Revocable Trust dated September 3, 2009, 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 1st day of February, 2017.



Kevin M. McCarthy  
Notary Public

## Corporate Trustee

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 \_\_\_\_\_ Trust Officer and attested by its \_\_\_\_\_ Trust Officer, the day and year first above written.

Trustee

By \_\_\_\_\_  
Trust Officer

Attest \_\_\_\_\_  
Trust Officer

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 Marlene E. Charleston, as Trustee of The Marvin J. Charleston  
and Marlene E. Charleston Revocable Trust dated September 3, 2009, 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 \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

Notary Public