

# UNOFFICIAL COPY



## TRUSTEE'S DEED

Doc# 1705442050 Fee \$42.00

This indenture made this 7<sup>th</sup> day of February, 2017, between **CHICAGO TITLE LAND TRUST COMPANY**, AS SUCCESSOR TRUSTEE TO AMERICAN NATIONAL BANK & TRUST COMPANY OF CHICAGO, 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 12<sup>th</sup> day of December, 1990, and known as Trust Number 113130-04, party of the first part, and **CS II LLC**, whose address is: **317 W. Lake Street, Northlake, IL 60164** party of the second part.

RHSP FEE: \$9.00 RPRF FEE: \$1.00  
KAREN A. YARBROUGH  
COOK COUNTY RECORDER OF DEEDS  
DATE: 02/23/2017 10:47 AM PG: 1 OF 3

**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:

See Legal Description attached and made a part hereof

Property Address: **1531 N. Kingsbury Street, Chicago, IL 60642**

Permanent Tax Number: **17-05-213-005-0000, 17-05-213-006-0000 & 17-05-213-034-0000**

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.

8983793  
1 of 1  
Mark

CLERK'S OFFICE OF COOK COUNTY

Box 400

REAL ESTATE TRANSFER TAX		17-Feb-2017
COUNTY:	2,000.00	
ILLINOIS:	4,000.00	
TOTAL:	6,000.00	
17-05-213-005-0000   20170101607008   2-007-126-720		

REAL ESTATE TRANSFER TAX		17-Feb-2017
CHICAGO:	30,000.00	
CTA:	12,000.00	
TOTAL:	42,000.00	
17-05-213-005-0000   20170101607008   1-992-381-120		

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

S  
Y  
P  
3  
S  
N  
SC  
Y  
INT

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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 Trust Officer, the day and year first above written.



**CHICAGO TITLE LAND TRUST COMPANY,**  
as Trustee as Aforesaid

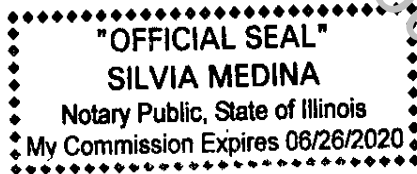
By: *Laurel A. Horpe*  
Assistant Vice President

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 7<sup>th</sup> day of February, 2017.



*Silvia Medina*  
NOTARY PUBLIC

PROPERTY ADDRESS:  
1531 N. Kingsbury Street  
Chicago, Illinois 60642

This instrument was prepared by:  
**CHICAGO TITLE LAND TRUST COMPANY**  
10 S. LaSalle St., Suite 2750  
Suite 2750  
Chicago, IL 60601-3294

AFTER RECORDING, PLEASE MAIL TO:

Walker Morton, LLP  
Attention: Michael A. Abramson  
180 N. Stetson Avenue, 47<sup>th</sup> Floor  
Chicago, IL 60601

SEND TAX BILLS TO:

CS II LLC  
317 W. Lake Street  
Northlake, IL 60601

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## LEGAL DESCRIPTION

LOT 26 IN YALES RESUBDIVISION OF BLOCK 45 IN ELSTON'S ADDITION TO CHICAGO IN THE NORTHEAST 1/4 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPTING THAT PART OF LOT 26, DESCRIBED AS FOLLOWS: : BEGINNING AT THE MOST SOUTHERLY CORNER OF SAID LOT ON KINGSBURY STREET AND RUNNING THENCE NORTHWESTERLY ALONG THE LOT LINE 15 FEET; RUNNING THENCE NORTHEASTERLY ALONG A LINE DRAWN PARALLEL TO THE LOT LINE BETWEEN LOTS 26 AND 27 TO THE ALLEY; THENCE SOUTHEASTERLY ALONG SAID ALLEY TO THE MOST SOUTHERLY CORNER OF SAID LOT 26 ON SAID ALLEY; THENCE SOUTHWESTERLY ALONG LOT LINE TO THE PLACE OF BEGINNING),

TOGETHER WITH

LOT 2 AND THAT PART OF LOT 1 IN THE RESUBDIVISION OF LOTS 23, 24 AND 25 IN YALE'S RESUBDIVISION OF BLOCK 45 IN ELSTON'S ADDITION TO CHICAGO IN THE NORTHEAST 1/4 OF SECTION 5 AFORESAID, LYING SOUTH OF A LINE DRAWN FROM A POINT IN THE SOUTHWESTERLY LINE OF SAID LOT, 17.0 FEET SOUTHERLY OF THE NORTHWESTERLY CORNER THEREOF TO A POINT IN THE NORTHEASTERLY LINE OF LOT 1 AFORESAID, 16.62 FEET SOUTHERLY OF THE NORTHEASTERLY CORNER THEREOF ALL IN TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COOK COUNTY  
RECORDER OF DEEDS

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