

UNOFFICIAL COPY

TRUSTEE'S DEED

JAMES F. TAYLOR, as successor trustee of the Robert J. Taylor Declaration of Trust dated May 27, 2003, GRANTOR,

of the County of Cook and State of Illinois for and in consideration of Ten and No/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEY and QUIT CLAIM unto

JAMES F. TAYLOR
Of 6054 W. 55th Street, Chicago, IL 60638, GRANTEE

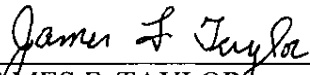
the following described real estate, situated in the County of Cook and State of Illinois, to Wit:

Unit Number 6305 3-North, in Villa Court Condominium Association as delineated on a survey of the following described real estate: Lots 22, 23 and 24 in Block 24 in Frederick H. Bartlett's Chicago Highland in the Northeast ¼ of the Northeast ¼ of Section 19, Township 38 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois, which survey is attached as Exhibit "A" to the Declaration of Condominium Ownership recorded in the office of the Recorder of Deeds as Document 87389592 in Cook County, Illinois.

Permanent Real Estate Index Number: 19-19-202-076-1005

Address of real estate: 6305 S. Nashville Avenue, Unit 3N, Chicago, IL 60638

In Witness Whereof, the grantor aforesaid has hereunto set his hand and seal this 2nd day of January, 2017.



JAMES F. TAYLOR, as successor trustee of the
Robert J. Taylor Declaration of Trust dated May 27, 2003



Doc# 1707316058 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 03/14/2017 12:45 PM PG: 1 OF 3

State of Illinois, County of DuPage ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that JAMES F. TAYLOR, as successor trustee of the Robert J. Taylor Declaration of Trust dated May 27, 2003, 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 his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.


RECEIVED IN BAD CONDITION

Bm

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Given under my hand and official seal, this 2nd day of January, 2017.





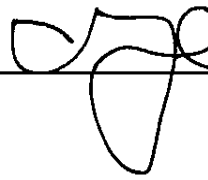
 Notary Public
 Commission expires March 29, 2021



This instrument was prepared by:


Charles M. Jardine, Attorney at Law, 15 Spinning Wheel Road, #225, Hinsdale, IL 60521

EXEMPT UNDER REAL ESTATE TRANSFER TAX ACT, SECTION 4, PARA. E

Dated 1/2/17

Sign: 

REAL ESTATE TRANSFER TAX		27-Feb-2017	
	COUNTY:		0.00
	ILLINOIS:		0.00
	TOTAL:		0.00
19-19-202-076-1005 20170201614595 1-309-078-208			

REAL ESTATE TRANSFER TAX		27-Feb-2017	
	CHICAGO:		0.00
	CTA:		0.00
	TOTAL:		0.00 *
19-19-202-076-1005 20170201614595 1-769-337-536			
* Total does not include any applicable penalty or interest due.			

MAIL TO:

CHARLES M. JARDINE
 15 Spinning Wheel Road, #225
 Hinsdale, IL 60521

SEND SUBSEQUENT TAX BILLS TO:

JAMES F. TAYLOR
 6054 W. 55th Street
 Chicago, IL 606

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

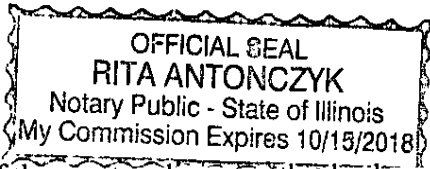
The grantor or his/her agent affirms that, to the best of his/her knowledge and belief, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold 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 3/13, 2017

Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said agent this 13 day of March, 2017

Notary Public [Signature]



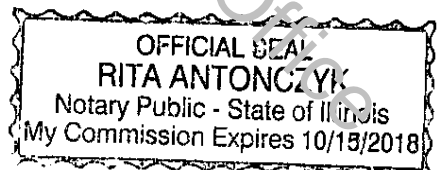
The grantee or his/her agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 3/13, 2017

Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said agent this 13 day of March, 2017

Notary Public [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.)