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TRUSTEE'S DEED (Illinois)



Doc# 1708229003 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 03/23/2017 10:01 AM PG: 1 OF 3

THIS AGREEMENT, made this 9th day of March, 2017, between Kathleen M. Ross as trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said trustee in pursuance of a Trust Agreement dated the 13th day of January 2009, and known as Trust Number 11309, Grantor, and Jason Ross, a single person, who address is 8815 Beck Place, Hometown, Illinois 60456, Grantee.

WITNESSETH, that Grantor, in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS and other good and valuable considerations in hand paid, does hereby Convey and Quit Claim unto Grantee, the following described real estate, situated in the County of Cook, in the State of Illinois, to wit:

Lot 588 in J.E. Merrion and Company's Hometown Unit No. 2, a Subdivision of that part of the Northeast 1/4 of Section 3, lying North of the right of way of the Wabash Railroad and part of the East 1/4 of the Northwest 1/4 of said Section 3, Township 37 North, Range 13 East of the Third Principal Meridian, as Document 1314818, in Cook County, Illinois.

Subject to general real estate taxes for 2016 and subsequent years; covenants, conditions, and restrictions of record; building lines and easements, if any, together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

Permanent Real Estate Index Number(s): 24-03-215-017-0000
Address(es) of Real Estate: 8815 Beck Place, Hometown, Illinois 60456

Exempt under provisions of Paragraph e, Section 31-45, Property Tax Code.

03-09-2017 Date

Kathleen M. Ross Buyer/Seller/Representative

TO HAVE AND TO HOLD the same unto said Grantee, and to the proper use, benefit and behoof forever of said Grantee.

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.

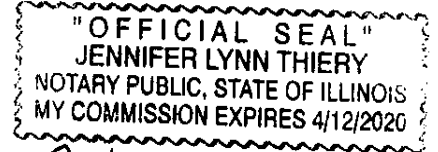
CCRD REVIEW

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IN WITNESS WHEREOF, the grantor, as trustee as aforesaid, has hereunto set her hand and seal the day and year first above written.

Kathleen M. Ross (SEAL)
Kathleen M. Ross as trustee as aforesaid

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Kathleen M. Ross, not individually, but as trustee of the Trust Agreement dated January 13, 2009, and known as Trust No. 11309, 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 she signed, sealed and delivered the said instrument as her free and voluntary act as such trustee, for the uses and purposes therein set forth.



Given under my hand and official seal, this 9th day of March 2017

Commission expires 4-12-2020
Jennifer Lynn Thiery
Notary Public

This instrument was prepared by James F. Dunneback, P.C., 14475 John Humphrey Dr., #200, Orland Park, Illinois 60462

MAIL TO:
James F. Dunneback
James F. Dunneback PC
14475 John Humphrey Drive, Suite 200
Orland Park, IL 60462

SEND SUBSEQUENT TAX BILLS TO:
Jason Ross
8815 Beck Place
Hometown, IL 60456

Property of Cook County Clerk's Office

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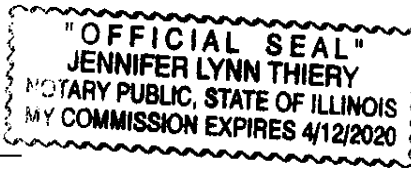
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his knowledge, 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 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 title to real estate under the laws of the State of Illinois.

Dated: 03-09-2017

Signature: Kathleen M. Ross

Subscribed and sworn to, before me
this 9th day of March,
A.D., 2017.



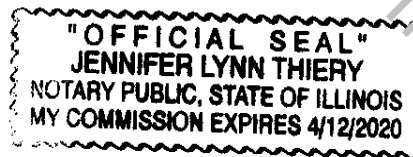
Jennifer Lynn Thiery
NOTARY PUBLIC

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 is either a natural person, an Illinois corporation or foreign corporation or 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 title to real estate under the laws of the State of Illinois.

Dated: 03-09-2017

Signature: Kathleen M. Ross

Subscribed and sworn to before me
this 9th day of March,
A.D., 2017.



Jennifer Lynn Thiery
NOTARY PUBLIC

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.)