

UNOFFICIAL COPY

19604463
TRUSTEE'S DEED



Doc# 1712908138 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/09/2017 03:23 PM PG: 1 OF 3

Above Space for Recorder's Use Only

3

THIS INSTRUMENT, made this 20th day of April, 2017 by Doris Tseung Gee, as Trustee of Doris Tseung Gee Revocable Living Trust dated March 6, 2015 hereinafter referred to as Grantor, and Sergio Velazquez, hereinafter referred to as Grantee:

WHEREAS, Grantor is the duly acting Trustee of Doris Tseung Gee Revocable Living Trust dated March 6, 2015, with full power and authority to execute this instrument pursuant to the trust instrument referred to herein.

NOW, THEREFORE, the Grantor, not individually but as such Trustee, in consideration of the sum of TEN DOLLARS (\$10.00) in hand paid by Grantee, the receipt and sufficiency of which is hereby acknowledged, does hereby Grant, Sell and Convey to: Sergio Velazquez a married man of 7040 W. 100th Street, Apt. 301, Chicago Ridge, IL 60415 pursuant to said power and authority referred to above, as well as every other power and authority thereunto enabling, in the following described real estate situated in Cook County, Illinois, commonly known as 10212 S. Komensky Ave. Oak Lawn, IL 60453, legally described as:

SEE ATTACHED

SUBJECT TO: General real estate taxes for 2016 and subsequent years.

Permanent Index Number: 24-10-418-043-0000

Address(es) of Real Estate: 10212 S. Komensky Ave. Oak Lawn, IL 60453

TOGETHER WITH ALL right, title, and interest whatsoever, at law or in equity of said Trustee, in and to the premises.

IN WITNESS WHEREOF, Grantor, not individually, but as Trustee aforesaid, has hereunto set her hand and seal the day and year first above written.

Doris Tseung Gee AS Trustee

Doris Tseung Gee, as Trustee of Doris Tseung Gee Revocable Living Trust dated March 6, 2015

Village of Oak Lawn Real Estate Transfer Tax \$1,000 01783

Village of Oak Lawn Real Estate Transfer Tax \$50 03502

Village of Oak Lawn Real Estate Transfer Tax \$20 02265

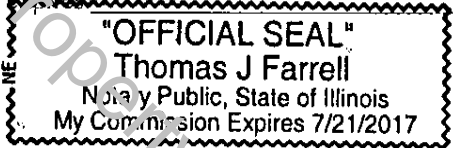
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STATE OF ILLINOIS)
) SS
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid. DO HEREBY CERTIFY that Doris Tseung Gee, as Trustee of Doris Tseung Gee Revocable Living Trust dated March 6, 2015 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 such Trustee for the uses and purposes therein set forth.

Given under my hand and official seal, this 20 day of April, 2017

Commission expires 7-21-17



Thomas J Farrell
NOTARY PUBLIC

This instrument was prepared by: John N. Farrell, Attorney at Law, 10610 S. Cicero Avenue, Oak Lawn, IL 60453

MAIL TO:

Crystal Siver, Esq.
1155 Willow Ln
Northbrook, IL 60062

SEND SUBSEQUENT TAX BILLS TO:

Sergio Velazquez
10212 S. Komensky Ave
Oak Lawn, IL 60453

REAL ESTATE TRANSFER TAX

04-May-2017



COUNTY: 107.00
ILLINOIS: 214.00
TOTAL: 321.00

24-10-418-043-0000 | 20170401642834 | 0-802-131-648

Notary Public of Cook County Clerk's Office

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LEGAL DESCRIPTION:

LOT 5 AND 1/2 THE VACATED ALLEY LYING WEST AND ADJOINING SAID LOT 5 AND THE NORTH 15 FEET OF LOT 6 AND 1/2 THE VACATED ALLEY LYING WEST AND ADJOINING SAID LOT 6 IN BLOCK 6 IN CHARLES WADSWORTH SUBDIVISION OF THE EAST 661.05 FEET OF THE SOUTH 120 ACRES OF THE SOUTHEAST 1/4 OF SECTION 10 TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN. IN COOK COUNTY, ILLINOIS.

Permanent Index Number (PIN): 24-10-418-043-0000

Address(es) of Real Estate: 10212 S. Komensky Ave, Oak Lawn, IL 60453

Property of Cook County Clerk's Office