

UNOFFICIAL COPY

SEND FUTURE TAX BILLS TO:

Village of Western Springs
Attn: Village Manager
740 Hillgrove Avenue
Western Springs, Illinois 60558

**THIS DOCUMENT WAS
PREPARED BY AND**

AFTER RECORDING RETURN TO:

Klein, Thorpe and Jenkins, Ltd.
Attn: Michael T. Jurusik
20 North Wacker Drive, Suite 1660
Chicago, Illinois 60606
(3275-58)



Doc# 1717345051 Fee \$44.00

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 06/22/2017 02:24 PM PG: 1 OF 4

THIS DEED IS EXEMPT FROM TAXATION UNDER THE PROVISIONS OF PARAGRAPH B SECTION 31-45 OF THE ILLINOIS REAL ESTATE TRANSFER TAX ACT.

6/22/17
Date

[Signature]
GRANTOR or its Representative

TRUSTEE'S DEED

DANIEL M. MURPHY, as Trustee, under the provisions of a Trust Agreement dated April 13, 1995, as amended by First Amendment dated January 31, 2007, known as the Daniel M. Murphy Trust, of Western Springs, Cook County, Illinois (the "Grantor"), for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, by these presents CONVEYS AND WARRANTS unto the **VILLAGE OF WESTERN SPRINGS**, an Illinois municipal corporation, whose address is 740 Hillgrove Avenue, Western Springs, Illinois 60558 (the "Grantee"), a portion of the real property commonly known 4939 Lawn Avenue, Western Springs, Illinois 60558, as legally described on EXHIBIT "1" attached hereto and made a part hereof (the "Real Property").

Permanent Real Estate Index Number: 18-07-217-022-0000 *part of*

Address of Real Estate: 4939 Lawn Avenue, Western Springs, Illinois 60558

The Real Property is conveyed to Grantee subject to the following permitted exceptions relative to matters of title on the Real Property: (a) general real estate taxes not yet due; (b)

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covenants, conditions and restrictions of record; and (c) private, public and utility easements and roads and highways, if any, provided such matters do not interfere with the current use and enjoyment of the Real Property.

IN WITNESS WHEREOF, the Grantor, as Trustee, as aforesaid, has hereto executed this Trustee's Deed as of the 3rd day of May, 2017.

GRANTOR:



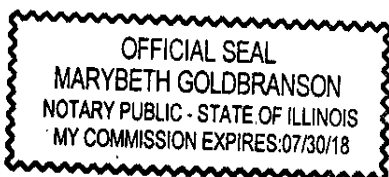
DANIEL M. MURPHY, Trustee

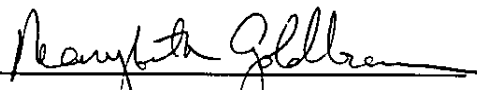
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the County and State aforesaid, **DO HEREBY CERTIFY** that **DANIEL M. MURPHY**, as Trustee, under the provisions of a Trust Agreement dated April 13, 1995, as amended by First Amendment dated January 31, 2007, known as the Daniel M. Murphy Trust, personally known to me to be the same person whose name is subscribed to the foregoing instrument as the owner of the Real Property, appeared before me this day in person and acknowledged that he executed and delivered the said instrument as his own free and voluntary act as and for the purposes set forth herein, including the release and waiver of the right of homestead.

GIVEN under my hand and Notary Seal this 2nd day of May, 2017.

Commission expires July 30, 2018





Notary Public

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EXHIBIT "1"

THAT PART OF THE NORTH HALF OF VACATED 50TH STREET LYING SOUTH OF AND ADJOINING THE SOUTH 70.0 FEET OF LOT 7 IN BLOCK 13 IN FOREST HILLS OF WESTERN SPRINGS, A SUBDIVISION IN SECTION 7, TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, VACATED BY ORDINANCE NO. 98-2039 AND RECORDED NOVEMBER 9, 1998 AS DOCUMENT NO. 08011150 DESCRIBED AS FOLLOWS:

BEGINNING AT THE POINT OF INTERSECTION OF THE SOUTH LINE OF SAID VACATED 50TH STREET WITH THE EAST LINE OF LAWN AVENUE; THENCE NORTH 02 DEGREES 12 MINUTES 14 SECONDS WEST, ALONG THE EAST LINE OF SAID LAWN AVENUE, 5.43 FEET; THENCE NORTH 88 DEGREES 08 MINUTES 55 SECONDS EAST, 15.41 FEET; THENCE SOUTH 65 DEGREES 14 MINUTES 50 SECONDS EAST, 6.09 FEET; THENCE NORTH 87 DEGREES 51 MINUTES 58 SECONDS EAST, 166.16 FEET TO A POINT ON THE EAST LINE OF SAID VACATED 50TH STREET; THENCE SOUTH 02 DEGREES 12 MINUTES 14 SECONDS EAST, ALONG SAID EAST LINE OF VACATED 50TH STREET, 2.46 FEET TO THE SOUTH LINE OF SAID VACATED 50TH STREET; THENCE SOUTH 87 DEGREES 49 MINUTES 22 SECONDS WEST, ALONG THE SOUTH LINE OF SAID VACATED 50TH STREET, 187.0 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

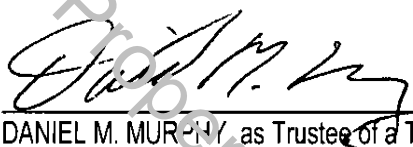
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STATEMENT BY GRANTOR/GRANTEE

The grantor or his agent affirms that, to the best of his/her/their knowledge, the name of the grantor 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.

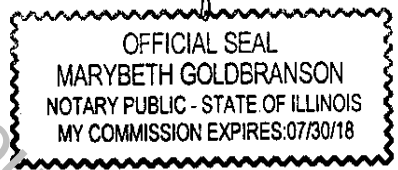
GRANTOR:

Dated: 5-31, 2017.

By: 
DANIEL M. MURPHY as Trustee of a Trust Agreement dated April 13, 1995, as amended by First Amendment dated January 31, 2007, known as the Daniel M. Murphy Trust

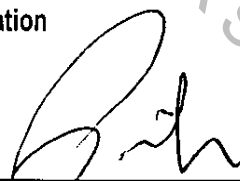
SUBSCRIBED AND SWORN TO BEFORE ME this 3rd day of May, 2017.


Notary Public




The Grantee or his/her/their 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 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.

GRANTEE:
VILLAGE OF WESTERN SPRINGS, an Illinois municipal corporation

Dated: May 3, 2017. By: 
Patrick R. Higgins, Village Manager

SUBSCRIBED AND SWORN TO BEFORE ME this 3rd day of May, 2017.


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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]

