

# UNOFFICIAL COPY

CONNOLLY *(Law Firm)*  
TRUSTEE'S DEED

This Indenture, made this 7th day of June, 2017 between BankFinancial, NA, f/k/a BankFinancial, F.S.B., a bank duly authorized to transact business in the State of Illinois, not personally but solely as Trustee under that certain Trust Agreement dated the 6th day of November, 2013 and known as Trust Number 011089

Grantor, does hereby CONVEY AND QUIT CLAIM unto Ronan Heaney

whose address is 4056 N. Lowell, Chicago, IL 60641



Doc# 1717834053 Fee \$42.00  
 RHSP FEE: \$9.00 RPRF FEE: \$1.00  
 AFFIDAVIT FEE: \$2.00  
 KAREN A. YARBROUGH  
 COOK COUNTY RECORDER OF DEEDS  
 DATE: 06/27/2017 11:37 AM PG: 1 OF 3

**Grantee,**

for and in consideration of the sum of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration, in hand paid, the following described Real Estate situated in the County of Cook, State of Illinois, to wit:  
See Rider A attached hereto and made a part hereof

Permanent Index Number: 13-15-321-033-0000

Property Address: 4056 N. Lowell Chicago, IL 60641

IN WITNESS WHEREOF, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Trust Officer and its Trust Administrator the day and year first above written.

BankFinancial, NA, not personally but solely as Trustee

by *[Signature]*  
Trust Officer

by *[Signature]*  
Trust Administrator

STATE OF ILLINOIS } SS  
COUNTY OF

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that the Trust Officer and Trust Administrator of BankFinancial, NA, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the rights of homestead.

Given under my hand and notarial seal this 7 day of June 2017.

My Commission Expires: 2/3/2018

*[Signature]*  
Notary Public

Prepared by:  
BankFinancial NA  
Land Trust Department  
5140 Main Street  
Downers Grove, IL  
60515

"OFFICIAL SEAL"  
MICHELLE A GIERMANN  
Notary Public, State of Illinois  
My Commission Expires 2/3/2018

After recording mail to:  
*[Signature]*  
55 W WACKER STE 900 CHGO IL 60601

SV  
P 399  
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SCV  
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## RIDER A LEGAL DESCRIPTION

LOT 1 IN BLOCK 28 IN IRVING PARK, BEING A SUBDIVISION IN THE SOUTHEAST 1/4 OF SECTION 15 TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

REAL ESTATE TRANSFER TAX		27-JUN-2017
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

13-15-321-033-0000 | 20170601680421 | 1-884-669-376

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

REAL ESTATE TRANSFER TAX		27-Jun-2017
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

13-15-321-033-0000 | 20170601680421 | 0-326-023-616

Commonly known as: 4056 N. Lowell, Chicago, IL 60641

PIN# 13-15-321-033-0000

EXEMPT FROM TAXATION UNDER THE PROVISIONS  
OF PARAGRAPH    SECTION    OF THE ILLINOIS REAL  
ESTATE TRANSFER TAX ACT AND PARAGRAPH     
SECTION    OF THE COOK COUNTY TRANSFER TAX  
ORDINANCE AND THE CITY OF CHICAGO, 200.1203

6/7/2017  
Date

  
Buyer, Seller or Representative

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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his 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, a foreign corporation authorized to do business or acquire and hold title to real estate in the State of Illinois, a partnership authorized to do business or acquire and hold title to real estate in the State of 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.

BankFinancial, NA, f/k/a BankFinancial, F.S.B., not personally but as Trustee

Dated: 6/7/17

Signature: [Handwritten Signature]

Subscribed and sworn to before me this 7 day of June 2017

My Commission Expires: 2/3/2018  
[Handwritten Signature]  
Notary Public



The grantee or his 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 the State of Illinois, a partnership authorized to do business or acquire and hold title to real estate in the State of 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: \_\_\_\_\_ Signature: [Handwritten Signature]

Subscribed and sworn to before me this 7<sup>th</sup> day of June 2017  
[Handwritten Signature]  
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 Paragraph C of the Illinois Real Estate Transfer Tax Act).