

19604690

UNOFFICIAL COPY

TRUSTEE'S DEED

\*1724308148D\*

Doc# 1724308148 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 08/31/2017 03:18 PM PG: 1 OF 3

Above Space for Recorder's Use Only

3

**THIS INDENTURE**, made this 24<sup>th</sup> day of August 2017 by Ronald Derks, as Successor Trustee of Derks Trust dated February 15, 2005 and known as Trust Number 1 hereinafter referred to as Grantor and Eugene Burnett IV of 406 E. Hickory Ridge, #1A, of the of Glenwood, County of , State of IL, hereinafter referred to as Grantee:

*\* a single man*

**WHEREAS**, Grantor is the duly acting Trustee of Derks Trust dated February 15, 2005, 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: Eugene Burnett IV of 406 E. Hickory Ridge, #1A, Glenwood, IL 60425 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 17821 Ridgewood, Lansing, IL 60438, legally described as:

*\* a single man*

ALL OF LOT FORTY (40) ALL OF LOT FORTY ONE (41) IN BLOCK TWO (2) IN SAMPSON AND KENNARD'S SUBDIVISION OF THE EAST HALF (1/2) OF THE NORTH WEST QUARTER (1/4) OF THE NORTH EAST QUARTER (1/4) OF SECTION 31, TOWNSHIP 36 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN.

**SUBJECT TO:** Covenants, conditions and restrictions of record and general real estate taxes for 2017 and subsequent years.

**Permanent Index Number:** 30-31-203-008-0000 and 30-31-203-009-0000  
**Address(es) of Real Estate:** 17821 Ridgewood, Lansing, IL 60438

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

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

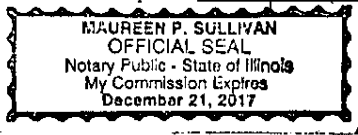
*Ronald Derks*  
\_\_\_\_\_  
Ronald Derks, as Trustee of Derks Trust dated February 15,  
2005

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 Ronald Derks, as Successor Trustee of Derks Trust dated February 15, 2005 and known as Trust Number 1 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 such Trustee for the uses and purposes therein set forth.

Given under my hand and official seal, this 24<sup>th</sup> day of August, 2017

Commission expires 12/21/2017





*Maureen P. Sullivan*  
\_\_\_\_\_  
NOTARY PUBLIC

This instrument was prepared by: Scott R. Wheaton, Attorney at Law, 3108 Ridge Road, Lansing, IL 60438

**MAIL TO:**  
  
Shara D. H. Kamal  
Attorney at Law  
1333 Burr Ridge Parkway, Suite 200  
Burr Ridge, IL 60527

**SEND SUBSEQUENT TAX BILLS TO:**  
  
Eugene Burnett IV  
17821 Ridgewood  
Lansing, IL 60438

REAL ESTATE TRANSFER TAX		29-Aug-2017
	COUNTY:	58.50
	ILLINOIS:	117.00
	TOTAL:	175.50
30-31-203-008-0000   20170601680369   0-416-353-216		

Village of Lansing

**UNOFFICIAL COPY**

Patricia Ertam  
Mayor



Office of the Treasurer

Arlette Frye  
Treasurer

THIS INSTRUMENT PREPARED BY  
AND WHEN RECORDED RETURN TO:

**VILLAGE OF LANSING  
CERTIFICATE OF PAYMENT  
OF OUTSTANDING SERVICE CHARGES**

The undersigned, Village Treasurer for the Village of Lansing, Cook County, Illinois, certifies that all outstanding service charges, including but not limited to, water service, building code violations, and other charges, plus penalties for delinquent payments, if any, for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: Derks Trust  
7821 Ridgewood Ave  
Lansing, IL 60438  
Telephone: 219-741-7455

Attorney or Agent: Scott R Wheaton  
Telephone No.: 708-251-1024

Property Address: 17821 Ridgewood Ave  
Lansing, IL 60438

Property Index Number (PIN): 30-31-203-008-000 & 30-31-203-009-0000

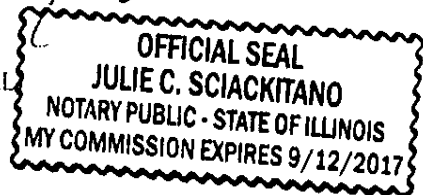
Water Account Number: 201 2300 00 02

Date of Issuance: August 24, 2017

(State of Illinois)  
(County of Cook)  
This instrument was acknowledged before  
me on August 24, 2017 by  
Julie Sciackitano

VILLAGE OF LANSING  
By: Arlette Frye  
Village Treasurer or Designee

Julie C. Sciackitano (Signature of Notary Public) (SEAL)



THIS CERTIFICATE IS GOOD FOR ONLY 30 DAYS AFTER THE DATE OF ISSUANCE.