

UNOFFICIAL COPY

TRUSTEE'S DEED



P.O. BOX 129 ADDISON, IL 60101
(630) 629-5000 • MEMBER FDIC



1729622028D

Doc# 1729622028 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 10/23/2017 11:57 AM PG: 1 OF 4

THIS INDENTURE, Made this 19TH day of SEPTEMBER, 2017, between OXFORD BANK & TRUST, P.O. Box 129, Addison, Illinois 60101, an Illinois Corporation, as Trustee under the provisions of a deed or deeds in trust to said bank in pursuance of a trust agreement dated NOVEMBER 25, 2014 and known on its records as Trust No. 1780, party of the first part, and SALVADOR GAMINO JR. AND DONNA J. GAMINO, NOT AS JOINT TENANTS, NOT AS TENANTS IN COMMON BUT AS TENANTS BY THE ENTIRETY, 2643 S. CLARENCE BERWYN, IL 60402 party(ies) of the second part,

WITNESSETH, That said party of the first part, in consideration of the sum of Ten and zero/100ths (\$10.00) Dollars, and other good and valuable considerations in hand paid, does hereby convey unto said party(ies) of the second part, the following described real estate, situated in COOK County, Illinois, to-wit:

LOT 26 IN BLOCK 4 IN WALTER G. MCINTOSH'S OAK PARK AVENUE ADDITION, A SUBDIVISION OF THE NORTH ¼ (EXCEPT THE SOUTH 20 ACRES THEREOF) OF THE WEST ½ OF THE SOUTHEAST ¼ OF SECTION 30, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

P.I.N. 16-30-403-023-0000

COMMON ADDRESS: 2643 CLARENCE, BERYWN, IL 60402

Exempt under provisions of Paragraph E, Section 4, Real Estate Transfer Tax Act.

9-19-17

Date

[Signature]

Buyer, Seller, or Representative

together with the tenements and appurtenances there unto belonging.

TO HAVE AND TO HOLD the same unto said party(ies) of the second part, and to the proper use, benefit and behoof forever of said party(ies) of the second part.

SUBJECT TO: All unpaid taxes and special assessments, if any, and any easements, encumbrances and restrictions of record.

This space for affixing Riders and Revenue Stamps

THIS TRANSACTION IS EXEMPT UNDER PARAGRAPH D OF THE BERWYN CITY CODE, SEC 888.06 AS A REAL ESTATE TRANSACTION. DATE 9-20-17 TELLER [Signature]

[Signature]

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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 conveying the above described premises (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.

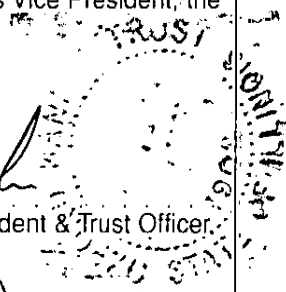
IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Trust Officer and attested by its Vice President, the day and year first above written.

OXFORD BANK & TRUST
Trustee as aforesaid.

STATE OF ILLINOIS }
COUNTY OF DE WARE } SS.

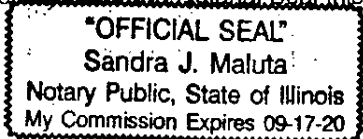
By: *Irene S. Nowicki*
Vice President & Trust Officer.

Attest: *Kelly K. Dalan*
Vice President



I, the undersigned, A NOTARY PUBLIC in and for the said County, in the State aforesaid, DO HEREBY CERTIFY, that the above named Trust Officer of OXFORD BANK & TRUST and the above named Vice President of said Corporation, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Trust Officer and Vice President respectively, appeared before me this day in person, and acknowledged that they signed and delivered the said instrument as their own free and voluntary act, and as the free and voluntary act of said Corporation, for the uses and purposes therein set forth; and the said Vice President did also then and there acknowledge that he, as custodian of the corporate seal of said Corporation, did affix the said corporate seal of said Corporation to said instrument as his own and voluntary act, and as the free and voluntary act of said Corporation, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 19TH day of SEPTEMBER, 2017.



Sandra J. Maluta
Notary Public

PLEASE MAIL TO:

SALVADOR AND DONNA J. GAMINO JR.
2643 CLARENCE
BERYWN, IL 60402

MAIL SUBSEQUENT TAX BILLS TO:

SALVADOR AND DONNA J. GAMINO JR.
2643 CLARENCE
BERYWN, IL 60402

This Document Prepared By
Irene S. Nowicki
V.P. & Trust Officer
OXFORD BANK & TRUST
P.O. Box 129
Addison, IL 60101
630-629-5000

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LEGAL DESCRIPTION FOR 2643 S CLARENCE, BERWYN, IL. 60402

PIN # 16-30-403-023-0000

LOT 26 IN BLOCK 4 IN WALTER G. MCINTOSH'S OAK PARK AVENUE ADDITION, A SUBDIVISION OF THE $\frac{3}{4}$ (EXCEPT THE SOUTH 20 ACRES THEREOF) OF THE WEST $\frac{1}{2}$ OF THE SOUTHEAST $\frac{1}{4}$ OF SECTION 30. TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another 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: 10 23 2017

SIGNATURE: [Signature]
GRANTOR or AGENT

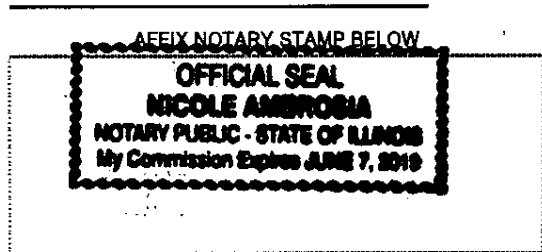
GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public: _____

By the said (Name of Grantor): _____

On this date of: 10 23 2017

NOTARY SIGNATURE: [Signature]



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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.

DATED: 10 23 2017

SIGNATURE: [Signature]
GRANTEE or AGENT

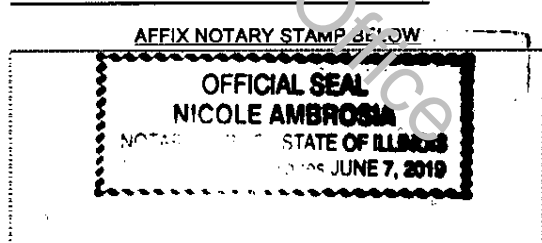
GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public: _____

By the said (Name of Grantee): _____

On this date of: 10 23 2017

NOTARY SIGNATURE: [Signature]



CRIMINAL LIABILITY NOTICE
Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)