

# UNOFFICIAL COPY

Exempt From Taxation Under The Provisions Of PARAGRAPH (e) OF SECTION 31-45 OF THE ILLINOIS REAL ESTATE TRANSFER TAX ACT AND PARAGRAPH (e) OF SECTION 4 OF THE COOK COUNTY TRANSFER TAX ORDINANCE.

1/6/18 *Karen M Darden*  
Date Buyer, Seller or Representative



Doc# 1801919015 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 01/19/2018 10:09 AM PG: 1 OF 4

## TRUSTEE'S DEED

THIS INDENTURE, made this 6<sup>th</sup> day of January, 2018 by **JOHN L. DARDEN**, Trustee of The John L. Darden Declaration of Trust Dated May 20, 2002, known as Trustee Agreement No. 250, and **KAREN M. DARDEN**, Trustee of The Karen M. Darden Declaration of Trust Dated May 20, 2002, and known as Trust Agreement No. 251, Grantors, and

**DARDEN 1318 ADDISON LLC**, an Illinois limited liability company, Grantee, to wit for and in consideration of TEN DOLLARS (\$10.00) in hand paid, receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the grantors as said trustees and of every other power and authority the grantor hereunto enabling, do hereby CONVEY and WARRANT in fee simple, to Grantee, the following described real estate, situated in the County of Cook and State of Illinois, to wit:

**THE EAST 6.62 FEET OF LOT 20 AND ALL OF LOT 21 IN BLOCK 11 IN EDSON'S SUBDIVISION OF THE SOUTH 3/4 OF THE EAST HALF OF THE NORTHWEST QUARTER (EXCEPT A PART IN THE NORTHEAST CORNER THEREOF) TOGETHER WITH PART OF LOT 12 IN LAFLIN, SMITH AND DYER'S SUBDIVISION OF THE NORTHEAST QUARTER OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

**PIN: 14-20-124-040-0000**

**COMMONLY KNOWN AS: 1318 W. ADDISON, CHICAGO, IL 60613**

together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining. **TO HAVE AND TO HOLD** said premises, forever.

*Bm*

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IN WITNESS WHEREOF, the Grantors, as trustee as aforesaid, hereunto sets their hands and seal the day and year first above written.



**JOHN L. DARDEN, Trustee of The John L. Darden Declaration of Trust Dated May 20, 2002, known as Trustee Agreement No. 250**





**KAREN M. DARDEN, Trustee of The Karen M. Darden Declaration of Trust Dated May 20, 2002, and known as Trust Agreement No. 251**

REAL ESTATE TRANSFER TAX		19-Jan-2018
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00*

14-20-124-040-0000 | 20171201662838 | 1-259-405-856

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

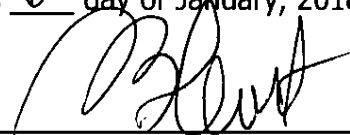
REAL ESTATE TRANSFER TAX		19-Jan-2018
		COUNTY:
		ILLINOIS:
		TOTAL:
14-20-124-040-0000	20171201662838	0-578-290-208

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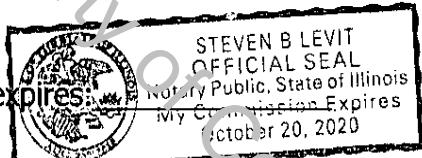
STATE OF ILLINOIS )  
 ) SS:  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County in the State aforesaid, do hereby certify that **JOHN L. DARDEN, Trustee of The John L. Darden Declaration of Trust Dated May 20, 2002, known as Trustee Agreement No. 250**, is personally known to me to the same person whose name is subscribed to the foregoing instrument appeared before me this day in person and acknowledged that he signed and delivered such instrument as his own free and voluntary act for the uses and purposes set forth therein.

GIVEN under my hand and notarial seal, this 6<sup>th</sup> day of January, 2018.



Notary Public

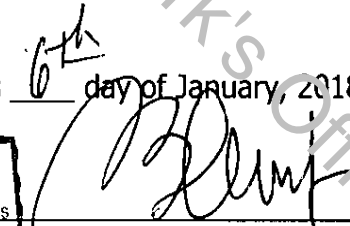


My commission expires:

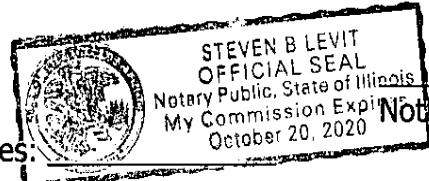
STATE OF ILLINOIS )  
 ) SS:  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County in the State aforesaid, do hereby certify that **KAREN M. DARDEN, Trustee of The Karen M. Darden Declaration of Trust Dated May 20, 2002, and known as Trust Agreement No. 251**, is personally known to me to the same person whose name is subscribed to the foregoing instrument appeared before me this day in person and acknowledged that he/she signed and delivered such instrument as his/her own free and voluntary act for the uses and purposes set forth therein.

GIVEN under my hand and notarial seal, this 6<sup>th</sup> day of January, 2018.



Notary Public



My commission expires:

Send Subsequent Tax Bills to:

DARDEN 1318 ADDISON LLC  
459 MARGATE TERRACE  
DEERFIELD, IL 60015

**MAIL TO:**

**STEVEN B. LEVIT  
LEVIT & LIPSHUTZ  
1120 W. BELMONT  
CHICAGO, IL 60657**

# UNOFFICIAL COPY

## STATEMENT BY GRANTOR AND GRANTEE

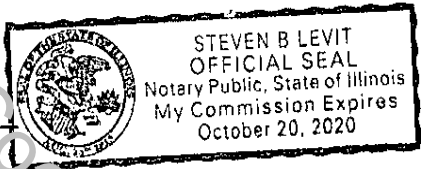
The grantor or his/her agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to 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 title to real estate under the laws of the State of Illinois.

Dated: January 6, 2018

Karen M Darden  
Grantor or Agent

SUBSCRIBED and SWORN to before me by the said Grantor this 6 day of January, 2018.

Notary [Signature]



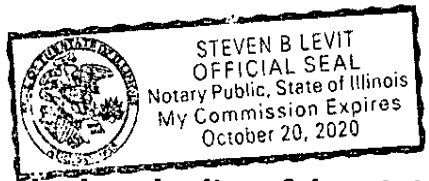
The grantee or his/her agent affirms and verifies that the name of the grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

Dated: January 6, 2018

Karen M Darden  
Grantee or Agent

SUBSCRIBED and SWORN to before me by the said Grantee this 6 day of January, 2018.

Notary [Signature]



**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 of the Illinois Real Estate Transfer Tax Act.)