

TRUSTEE'S DEED

MAIL TO/PREPARED BY:

L. H. Kritt
Attorney-at-Law
2000 West Carroll Ave., Suite 502
Chicago, IL 60612



Doc# 1807115269 Fee \$40.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 03/12/2018 02:11 PM PG: 1 OF 2

NAME & ADDRESS OF TAX PAYER:

A. Saccone & Sons
6310 North Cicero Avenue
Chicago, IL 60646

THE GRANTOR, JAMES A. SACCONI, SUCCESSOR TRUSTEE UNDER THE JAMES R. PETROZZINI REVOCABLE LIVING TRUST, DATED FEBRUARY 24, 2012, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to GRANTEE: JPSR-SHEFFIELD 3043, LLC, an Illinois limited liability company, all interest in the following described real estate, together with the improvements located thereon, in the City of Chicago, County of Cook, State of Illinois, to wit:

LOT 23 IN CLARK'S SUBDIVISION OF LOTS 16, 17, AND 18 IN NOBLE AND OTHERS SUBDIVISION OF BLOCK 4 IN CANAL TRUSTEES' SUBDIVISION OF THE EAST HALF OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 14-29-211-004-0000
Property Address: 3043 N. Sheffield Avenue, Chicago, IL 60657

This is a NON-HOMESTEAD PROPERTY, however, to the extent that the Real Estate is deemed to be a homestead property then Grantor hereby releases and waives all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

TO HAVE AND TO HOLD said premises forever. This Deed is executed pursuant to the power and authority vested in the Grantor as Trustee, by the terms of said Trust.

Dated this 31 day of December 2017

Signature of James A. Saccone
JAMES A. SACCONI, Successor Trustee

STATE OF ILLINOIS )
COUNTY OF COOK )

Table with REAL ESTATE TRANSFER TAX, CHICAGO: 0.00, CTIA: 0.00, TOTAL: 0.00\*

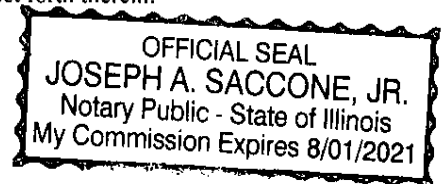
14-29-211-004-0000 | 20180301615826 | 2-068-450-848

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

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that JAMES A. SACCONI, 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 signed and delivered this instrument as his free and voluntary act, for the uses and purposes set forth therein.

GIVEN under my hand and notarial seal, this 31 day of December, 2017

Signature of Joseph A. Saccone
NOTARY PUBLIC



EXEMPT UNDER PROVISIONS OF PARAGRAPH E, SECTION 31-45, REAL ESTATE TRANSFER TAX ACT

Dated: 1/10/18 Signature of Representative: [Signature]

Table with REAL ESTATE TRANSFER TAX, COUNTY: 0.00, ILLINOIS: 0.00, TOTAL: 0.00

Handwritten initials/signature

# UNOFFICIAL COPY

## STATEMENT BY GRANTOR AND GRANTEE

The **grantor** or his agent affirms that, to the best of his 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 1/8/18, 2018

Signature: *Reser Keel*  
Grantor or Agent

Subscribed and sworn to before me  
By the said \_\_\_\_\_  
This 8<sup>th</sup> day of JAN, 2018  
Notary Public *Joseph A. Saccone*

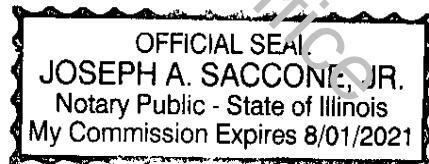


The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

Date 1/8/18, 2018

Signature: *Reser Keel*  
Grantee or Agent

Subscribed and sworn to before me  
By the said \_\_\_\_\_  
This 8 day of JAN, 2018  
Notary Public *Joseph A. Saccone*



**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.)