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Doc# 1831304142 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/09/2018 01:07 PM PG: 1 OF 3

TRUSTEE'S DEED

FIRST AMERICAN TITLE

FILE # 2944047 1/2

THIS INDENTURE, made on October 22, 2018, between Suresh C. Hathiwala as Trustee of the Suresh C. Hathiwala Declaration of Trust, dated May 4, 2010, party of the first part, and Brian Cavanaugh, party of the second part *and Sandra Torres Pachon, husband and wife, as tenants by the entirety

WITNESSETH, that said party of the first part, in consideration of the sum of TEN &00/100 DOLLARS, and other good and valuable consideration in hand paid do hereby grant, sell, and convey unto said party of the second part, the following described REAL ESTATE, situated in Cook County, Illinois, to wit: (SEE EXHIBIT "A")

Subject to: Covenants, conditions, and restrictions of record, public and utility easements; acts done by or suffered through Buyer; condominium association declaration and by-laws; general real estate taxes not yet due and payable.

Commonly Known As 1827 North Dayton St., Unit C, Chicago, IL 60614

Property Index Number 14-32-414-071-1010

together with the tenements and appurtenances thereunto belonging.

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

This Deed is executed by the party of the first part, as Trustees as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in him by the terms of said deed or deeds in trust and/or the provisions of said trust above mentioned, and of every other power and authority thereunto enabling.

IN WITNESS WHEREOF, said party of the first part have executed this instrument as of the day and year first above written.

Suresh C. Hathiwala, as Trustee as aforesaid

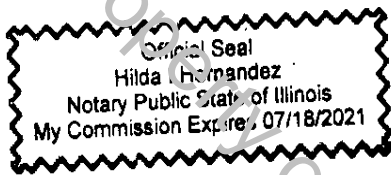
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State of Illinois)
County of Cook)

I, Hilda I. Hernandez a notary public in and for said County, in the State aforesaid, do hereby certify that Suresh C. Hathiwala, personally known to me to be the same person whose names is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered this instrument as a free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and seal this 22nd day of October, 2018.



Hilda I. Hernandez (Notary Public)

Prepared By: Neal M. Ross
670 N. Clark St., Suite #300-W
Chicago, Illinois 60654

Mail To:
Randall J. Boyer, Esq.
Attorney at Law
3223 Lake Avenue
Suite 15C-303
Wilmette, IL 60091

Send Subsequent Tax Bills To & Grantee's Address:

Brian Cavanaugh
1827 North Dayton Street, Unit C
Chicago, IL 60614

REAL ESTATE TRANSFER TAX		26-Oct-2018
CHICAGO:		4,312.50
CTA:		1,725.00
TOTAL:		6,037.50 *

14-32-414-071-1010 | 20181001615652 | 0-789-507-232
* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		26-Oct-2018
COUNTY:		287.50
ILLINOIS:		575.00
TOTAL:		862.50

14-32-414-071-1010 | 20181001615652 | 1-168-252-064

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LEGAL DESCRIPTION

Legal Description: UNIT 1827"C" IN WILLOW DAYTON PLACE TOWNHOUSE CONDOMINIUM AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 41 TO 47 BOTH INCLUSIVE, AND THE WEST 60 FEET OF LOT 48 (EXCEPT THE SOUTH 7.52 FEET THEREOF) IN BLOCK 1 OF THE SUBDIVISION OF BLOCK 5 IN SHEFFIELD'S ADDITION TO CHICAGO, IN SECTION 32, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, (HEREIN REFERRED TO AS PARCEL); WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO DECLARATION OF CONDOMINIUM MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 7, 1984 AND KNOWN AS TRUST NUMBER 62747 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 85162137 TOGETHER WITH THE UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 14-32-414-071-1010 Vol. 493

Property Address: 1827 North Dayton Street, Unit C, Chicago, Illinois 60614

Property of Cook County Clerk's Office