

TRUSTEE'S DEED  
JOINT TENANCY

UNOFFICIAL COPY



\*1831718029I\*

This indenture made this 11<sup>TH</sup> day of January, 2013, between CHICAGO TITLE LAND TRUST COMPANY, a corporation of Illinois, as successor trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a trust agreement dated the 24th day of January, 1980, and known as Trust Number 80015, party of the first part, and MARIA HELDAK AND EWA FILA, not as tenants in common, but as joint tenants, parties of the second part, whose address is as follows:

Maria Heldak: 13636 Centennial Ct.,  
Orland Park, Illinois 60462  
Ewa Fila: 13005 Ridgewood Drive,  
Palos Park, Illinois 60464-2512

Doc# 1831718029 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/13/2018 10:30 AM PG: 1 OF 3

Reserved For Recorder's Office

WITNESSETH, That said party of the first part in consideration of the sum of TEN and no/100 DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE considerations in hand paid, does hereby CONVEY AND QUITCLAIM unto said parties of the second part, not as tenants in common, but as joint tenants, the following described real estate, situated in Cook County, Illinois, to wit:

THE SOUTH 30 FEET OF LOT 7 IN BLOCK 3 IN CHICAGO TITLE AND TRUST COMPANY SUBDIVISION OF PART OF THE WEST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 15, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PROPERTY ADDRESS: 6047 South Keating Avenue, Chicago, Illinois

PERMANENT TAX NUMBER: 19-15-309-012-0000

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part forever, not in tenancy in common, but in joint tenancy.

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 (if any there be) of record in said county 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 affixed, and has caused its name to be signed to these presents by its Trust Officer, the day and year first above written.

CHICAGO TITLE LAND TRUST COMPANY,  
as successor trustee as aforesaid

BY:   
Harriet Denisewicz  
Trust Officer



REAL ESTATE TRANSFER TAX	13-Nov-2018
CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

19-15-309-012-0000 | 20181101628206 | 0-721-052-320

REAL ESTATE TRANSFER TAX	13-Nov-2018
COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

19-15-309-012-0000 | 20181101628206 | 2-035-262-112

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

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State of Illinois )  
 ) SS.  
 County of Cook )

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that the above named Trust Officer of **CHICAGO TITLE LAND TRUST COMPANY**, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Trust Officer appeared before me this day in person and acknowledged that he/she signed and delivered the said instrument as her own free and voluntary act and as the free and voluntary act of the Company; and the said Trust Officer then and there caused the corporate seal of said Company to be affixed to said instrument as her own free and voluntary act and as the free and voluntary act of the Company.

Given under my hand and Notarial Seal this 22nd day of January, 2013.

*Grace Marin*  
 \_\_\_\_\_  
 NOTARY PUBLIC



This instrument was prepared by:  
 Harriet Denisevicz  
 CHICAGO TITLE LAND TRUST COMPANY  
 10 South LaSalle Street  
 Suite 2750  
 Chicago, Illinois 60603

**AFTER RECORDING, PLEASE MAIL TO:**

NAME: Ewa Fila

ADDRESS: 13005 Ridgewood Dr.

CITY, STATE, ZIP CODE: Palos Park, IL 60464

**SEND TAX BILLS TO:**

NAME: Ewa Fila

ADDRESS: 13005 Ridgewood Dr.

CITY, STATE, ZIP CODE: Palos Park, IL 60464

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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: 1 | 11 | 2013

SIGNATURE: *Maria Heldak*  
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:

MARTIN PTASINSKI

By the said (Name of Grantor): *Maria Heldak*

AFFIX NOTARY STAMP BELOW

On this date of: 1 | 11 | 2013

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: 1 | 11 | 2013

SIGNATURE: *Maria Heldak*  
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:

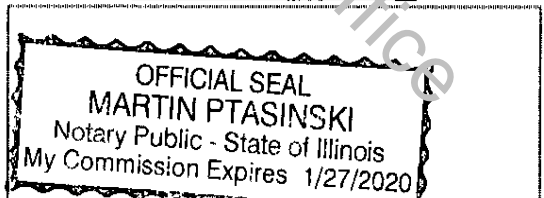
MARTIN PTASINSKI

By the said (Name of Grantee): *Maria Heldak*

AFFIX NOTARY STAMP BELOW

On this date of: 1 | 11 | 2013

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)**