

UNOFFICIAL COPY

TRUSTEE'S DEED



Doc# 1901622030 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 01/16/2019 02:03 PM PG: 1 OF 3

This indenture made this 2nd day of January, 2019, between CHICAGO TITLE LAND TRUST COMPANY, a corporation of Illinois, as 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 3rd day of May, 2017 and known as Trust Number 8002374485 party of the first part, and JASON VAN BEVEREN AS TRUSTEE OF THE JASON VAN BEVEREN TRUST DATED JUNE 6, 2018, AND SHWETA VAN BEVEREN AS TRUSTEE OF THE SHWETA VAN BEVEREN TRUST DATED JUNE 6, 2018, the beneficial interest of said trust being held by JASON VAN BEVEREN AND SHWETA VAN BEVEREN, husband and wife, not as joint tenants or tenants in common but as tenants by the entirety, party of the second part, whose address is: 5200 Woodland Avenue, Western Springs, IL 60558

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 party of the second part, the following described real estate, situated in Cook County, Illinois, to wit:

THE NORTH HALF OF LOT 1 IN BLOCK 33 IN FOREST HILLS OF WESTERN SPRINGS, COOK COUNTY, ILLINOIS, A SUBDIVISION BY HENRY EINFELDT AND GEORGE L. BRUCKERT OF THE EAST 1/2 OF SECTION 7, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND THAT PART OF BLOCKS 12, 13, 14 AND 15 IN "THE HIGHLANDS" BEING A SUBDIVISION OF THE NORTHWEST 1/4 AND THE WEST 800 FEET OF THE NORTH 144 FEET OF THE SOUTHWEST 1/4 OF SECTION 7, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, LYING EAST OF A LINE 33 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF SAID NORTHWEST 1/4 OF SAID SECTION 7.

PROPERTY ADDRESS: 5200 Woodland Avenue, Western Springs, IL 60558

PERMANENT TAX NUMBER: 18-07-408-024-0000

together with the tenements and appurtenances thereunto belonging.

Box 400

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 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 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 Assistant Vice President, the day and year first above written.

8984132
10/1/17
JYK



CHICAGO TITLE LAND TRUST COMPANY,
as Trustee as aforesaid

By: *[Signature]*
Assistant Vice President

[Handwritten mark]

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State of Illinois
County of Cook

SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that the above named Assistant Vice President 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 Assistant Vice President appeared before me this day in person and acknowledged that 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 Assistant Vice President 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 **8th** day of **January, 2019**.

Margaret O'Donnell
NOTARY PUBLIC



This instrument was prepared by:
June Stout, Trust Officer
CHICAGO TITLE LAND TRUST COMPANY
1100 Lake Street, Suite 165
Oak Park, IL 60301

AFTER RECORDING, PLEASE MAIL TO:

NAME Shweta Van Beveren
ADDRESS 140 Circle Ridge Drive
CITY, STATE Burr Ridge, IL 60527

OR BOX NO. _____

SEND TAX BILLS TO:

NAME Tara & Shweta Van Beveren
ADDRESS 5200 Woodland Avenue
CITY, STATE Wheaton Springs, IL 60558

Exempt under provisions of Paragraph 2, Section 4,
Real Estate Transfer Tax Act.

1-2-19
Date

[Signature]
Buyer, Seller or Representative

REAL ESTATE TRANSFER TAX		15-Jan-2019
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
18-07-408-024-0000 20190101678746 1-735-089-824		

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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 12/20/18 Signature: [Signature]
Grantor or Agent

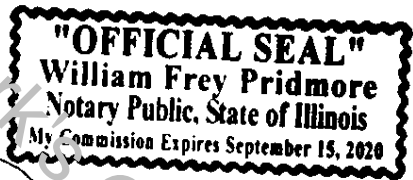
Subscribed and sworn to before me
by the said Shweta Van Beveren
dated 12/20/18
Notary Public [Signature]



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.

Dated 12/20/18 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me
by the said Shweta Van Beveren
dated 12/20/18
Notary Public [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 Facsimile ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act).

NOTE: LAND TRUSTEE IS NEITHER "GRANTEE OR AGENT" OF AN ASSIGNMENT OF BENEFICIAL INTEREST.