

UNOFFICIAL COPY

Doc#: 1910106021 Fee: \$52.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 04/11/2019 10:28 AM Pg: 1 of 3

PREPARED BY:

Vincent R. Vidmer
The Law Office of Vincent R. Vidmer
218 N. Jefferson #101
Chicago, IL 60661

1 OF 2
PT19-49852

TRUSTEE'S DEED
Statutory (ILLINOIS)

Dec ID 20190301630352
ST/CO Stamp 0-548-078-496 ST Tax \$762.50 CO Tax \$381.25
City Stamp 1-084-949-408 City Tax: \$8,006.25

This space reserved for Recorder's use only.

THE GRANTORS, Timothy A. McAvoy and Katherine R. McAvoy, as co-trustees of The McAvoy Family Trust dated September 7, 2017 ("Grantors"), currently residing in Chicago, IL for and in consideration of Ten and no/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, CONVEY and WARRANT to **CHRISTIAN FLAHERTY and ASHLEY MILLER** husband and wife, not as tenants in common ^{but as tenants by entirety} ("Grantees"), all interest in the following described real estate situated in the City of Chicago, County of Cook, and the State of Illinois to wit:

See the attached legal description marked as Exhibit "A"

Commonly known as: 4911 NORTH LEAVITT STREET, CHICAGO, IL 60625

PIN #: 14-07-314-017-0000

Subject to: covenants, conditions and restrictions of record; building lines and easements; acts of Grantee; general taxes for the current year and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

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DATED this 7th day of March, 2019

Katherine R. McAvoy
KATHERINE R. MCAVOY, as Co-Trustee
The McAvoy Family Trust dated September 7, 2017

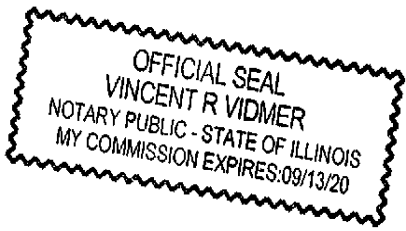
Timothy A. McAvoy
TIMOTHY A. MCAVOY, as Co-Trustee
The McAvoy Family Trust dated September 7, 2017

STATE OF IL)
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that, **KATHERINE R. MCAVOY and TIMOTHY A. MCAVOY** are personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 7th day of March, 2019

[Signature]
Notary Public



Send Recorded Deed To:

Christina Flahester
4911 N. Leavitt St.
Chicago IL 60625

Send Future Tax bills to:

Christina Flahester
4911 N. Leavitt St.
Chicago IL 60625

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EXHIBIT "A" / LEGAL DESCRIPTION

The North 8 feet of Lot 121 and the South 22 feet of Lot 122 in Rood's Subdivision of part of Marbach's subdivision in the Southwest 1/4 of Section 7, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Property of Cook County Clerk's Office