

# UNOFFICIAL COPY

## TRUSTEE'S DEED

This document prepared by and after recording, return to:  
 Colleen Chinlund  
 Saul Ewing Arnstein & Lehr LLP  
 161 No. Clark Street, Suite 4200  
 Chicago, IL 60601



Doc# 1910517125 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 04/15/2019 03:31 PM PG: 1 OF 3

THIS INDENTURE made this 12<sup>th</sup> day of March, 2019, between Ann Pantle O'Brien, as Trustee ("Trustee") under the provisions of the O'Brien Land Trust Agreement dated May 3, 2007, Grantor, of Chicago, Illinois and Ann Pantle O'Brien, a widow, not since remarried, Grantee, whose address is 6215 N. Lundy Avenue, Chicago, Illinois 60646.

The Grantor, in consideration of the sum of Ten and No/100 Dollars (\$10.00), and other good valuable consideration, the receipt and sufficiency of which is hereby acknowledged, and pursuant to the power and authority vested in the Grantor as the Trustee and of every other power and authority of the Grantor, does hereby convey and quit claim unto said Grantee, the following described real estate situated in Cook County, Illinois, to-wit:

LOT 12 IN BLOCK 19 IN EDGEBROOK, BEING A SUBDIVISION OF PART OF LOTS 2, 3 AND 4 OF BILLY CALDWELL'S RESERVE IN TOWNSHIP 40 AND 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Address of Real Estate: 6215 N. Lundy Avenue, Chicago, Illinois 60646  
 Permanent Tax Identification No.: 13-04-113-013-0000

together with the hereditaments and appurtenances thereon belonging, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Law of the State of Illinois.

TO HAVE AND TO HOLD the same unto said Grantee, and to the proper use, benefit and behoove forever of said Grantee.

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.

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

3-25-19  
Date

[Signature]  
Grantor or Grantor's Agent

Bm

REAL ESTATE TRANSFER TAX		15-Apr-2019
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00

13-04-113-013-0000 | 20190401646764 | 1-368-290-208

REAL ESTATE TRANSFER TAX		15-Apr-2019
CHICAGO:		0.00
CTA:		0.00
TOTAL:		0.00 *

13-04-113-013-0000 | 20190401646764 | 2-131-659-680

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

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IN WITNESS WHEREOF, said Grantor has caused this Trustee's Deed to be executed the day and year first written above.

By: *Ann Pantle O'Brien*  
Ann Pantle O'Brien, not personally, but solely as  
Trustee

STATE OF ILLINOIS )  
COUNTY OF COOK ) SS

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY, THAT Ann Pantle O'Brien, as Trustee of the O'Brien Land Trust Agreement dated May 3, 2007, is personally known to me to be the same person whose name is subscribed as Successor Trustee of the Trust, to the foregoing instrument, appeared before me this day in person and acknowledged that she signed and delivered the said instrument as her own free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 12th day of March, 2019.

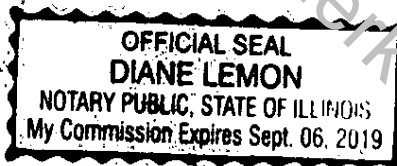
*Diane Lemon*  
Notary Public

My Commission Expires:

9-6-2019

Name and Address of Taxpayer:

Ann Pantle O'Brien  
6215 N. Lundy Avenue  
Chicago, Illinois 60646



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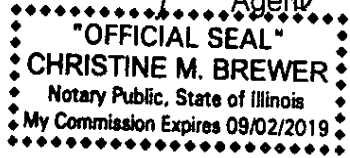
## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her 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 and hold title to real estate under the laws of the State of Illinois.

Dated: 3/25, 2019

Signature [Handwritten Signature]  
Agent

Subscribed and sworn to before me by the said Agent this 25<sup>th</sup> day of March, 2019.



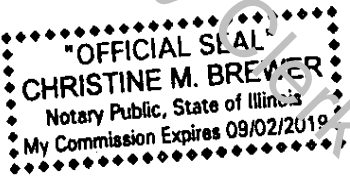
Notary Public [Handwritten Signature]

The grantee or his/her 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 and hold title to real estate under the laws of the State of Illinois.

Dated: 3/25, 2019

Signature [Handwritten Signature]  
Agent

Subscribed and sworn to before me by the said Agent this 25<sup>th</sup> day of March, 2019.



Notary Public [Handwritten 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 Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Tax Act.)