

UNOFFICIAL COPY

**TRUSTEE'S DEED
(ILLINOIS)**

Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453



Doc# 1913634055 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 05/16/2019 01:59 PM PG: 1 OF 3

File No. 1999409

THIS INDENTURE, made this 10th day of April, 2019 between Trust Yale 11939 2016, Grantor, and Stout Hearted LLC, an Illinois limited liability company Grantee(s).

WITNESSETH, that said Grantor(s) in consideration of the sum of Ten Dollars (\$10.00) receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor(s) as said Trustee(s), and of every other power and authority the Grantor(s) hereunto enabling, do(es) hereby convey and Quit Claim unto the Grantee(s), in fee simple, the following described real estate, situated in the County of Cook, State of Illinois, to-wit:

THE NORTH 12.5 FEET OF LOT 32 AND ALL OF LOT 33 (EXCEPT THE NORTH 2 FEET THEREOF) IN BLOCK 1 IN WEST PULLMAN, A SUBDIVISION IN THE WEST 1/2 OF THE NORTHEAST 1/4 AND THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 11939 S Yale, Chicago, IL 60628

Permanent tax number: 25-28-203-017-0000

together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

To have and to hold, the same unto said party of the second part, and to the proper use, benefit and behoove, forever, of said party of the second part.

This deed is executed by the part of the first part, as Trustee, as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in it by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling. This deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

Releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

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IN WITNESS WHEREOF, Grantor, not individually, but as Trustee aforesaid, has hereunto set his hand and seal the day and year first above written.

(Seal)
as Trustee, aforesaid

(Seal)
as Trustee, aforesaid

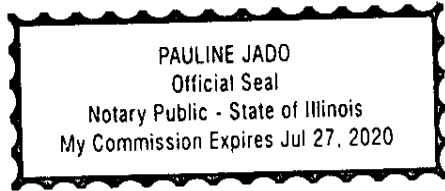
State of Illinois, County of Cook ss.

I, the undersigned, a Notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT JASON P. CERNI personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act as such trustee, for the uses and purposes therein set forth.

Given under my hand and official seal, this 29th day of April, 2019.

Commission expires 07-27, 2020.


Pauline Jado
NOTARY PUBLIC





This instrument was prepared by:
Law Offices of Jason P. Cerni P.C.
22 W Washington St, Suite 1500
Chicago IL 60602

SEND SUBSEQUENT TAX BILLS TO:
Stout Hearted LLC
3400 W. 111th St.
#369
Chicago, IL 60655

MAIL TO:
Law Offices of Jason P. Cerni, P.C.
22 W. Washington St, Suite 1500
Chicago, IL 60602

REAL ESTATE TRANSFER TAX		14-May-2019
	CHICAGO:	0.00
	STA	0.00
	TOTAL:	0.00 *

25-28-203-017-0000 | 20190501670060 | 1-085-339-552
* Total does not include any applicable penalty or interest due.

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

25-28-203-017-0000 | 20190501670060 | 1-545-631-648

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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: 07 12 29 | 2019

SIGNATURE:
GRANTOR or AGENT

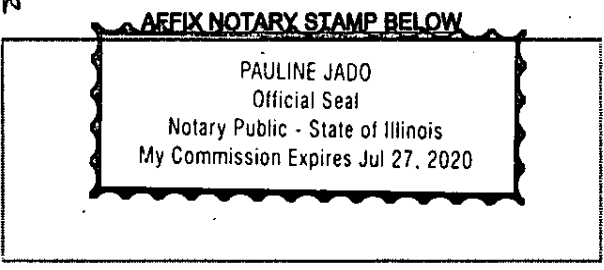
GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public: Pauline Jado

By the said (Name of Grantor): Jason P. Cerini

On this date of: 07 12 29 | 2019

NOTARY 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: 07 12 29 | 2019

SIGNATURE:
GRANTEE or AGENT

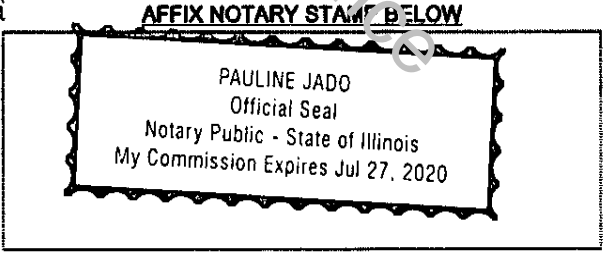
GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public: Pauline Jado

By the said (Name of Grantee): Jason P. Cerini

On this date of: 07 12 29 | 2019

NOTARY 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)**)