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TRUSTEE'S DEED



Doc# 1916845029 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 06/17/2019 11:51 AM PG: 1 OF 4

THE GRANTOR, Arkady Khazin, Successor Trustee of the Emma Khazina Revocable Declaration of Trust, of Cook County, Illinois, for and in consideration of TEN AND 00/100 Dollars (\$10.00) and other value consideration in hand paid, and in pursuance of the power and authority vested in the Grantor as said Successor Trustee and of every other power and authority the Grantor does hereby

CONVEY AND QUIT CLAIM

Arkady Khazin, as Trustee of the ARKADY KHAZIN TRUST, dated April 3, 2012, 940 W. Happfield Drive, Arlington Heights, Illinois 60004, Cook County, Illinois, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to-wit:

Parcel 1: UNIT 5-14 AS SHOWN AND IDENTIFIED ON THE SURVEY OF THAT PART OF A TRACT OF LAND CONSISTING OF BLOCKS 4 AND 5, TOGETHER WITH ALL THAT PART OF VACATED NORTH ALBANY AVENUE LYING NORTH OF THE SOUTH LINE OF BLOCK 5 EXTENDED WEST, SAID EXTENSION ALSO BEING THE SOUTH LINE OF VACATED WEST LUNT AVENUE AND LYING SOUTH OF THE NORTH LINE OF SAID BLOCK 5 EXTENDED WEST, SAID EXTENSION ALSO BEING THE NORTH LINE OF VACATED WEST ESTES AVENUE; TOGETHER WITH ALL OF VACATED WEST LUNT AVENUE LYING EAST OF THE EAST LINE OF NORTH KEDZIE AVENUE AND TOGETHER WITH ALL OF VACATED WEST ESTES AVENUE LYING EAST OF THE EAST LINE OF SAID NORTH KEDZIE AVENUE, ALL IN COLLEGE GREEN SUBDIVISION OF PART OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

THE UNITS, AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY, IN COOK COUNTY, ILLINOIS.

Parcel 2: INGRESS-EGRESS EASEMENT FOR THE BENEFIT OF PARCEL 1, AS MORE FULLY DESCRIBED IN DOCUMENT NUMBER 20520336 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS IN COOK COUNTY, ILLINOIS.

Address: 7061 N. Kedzie Avenue, Unit 5-14, Chicago, Illinois 60645
P.I.N. No. 10-36-100-018-1072

SUBJECT TO: (1) General real estate taxes for the year 2018 and subsequent years; (2) Covenants, conditions and restrictions of record.

Such property situated in the County of Cook, in the State of Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of this State.

Dated this 7th day of May, A.D. 2019

Arkady Khazin, Successor Trustee of the Emma Khazina Revocable Declaration of Trust

See Acceptance by Trustee attached

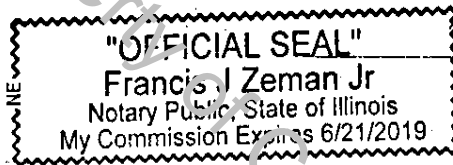
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STATE OF ILLINOIS )  
 ) ss.  
COUNTY OF COOK )

I, Francis J. Zeman, Jr., a Notary Public, in and for and residing in the said County in the State aforesaid do hereby certify that Arkady Khazin, Successor Trustee of the Emma Khazina Revocable Declaration of Trust, in his own right, personally known to me to be the person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his free and voluntary act, and for the uses and purposes therein set forth, including right of homestead.

Given under my hand and Notarial Seal this 7th day of May, 20 19.



*F. J. Zeman Jr*  
Notary Public

Mail To:

Send tax bills to:  
Arkady Khazin  
940 W. Happfield Drive  
Arlington Heights, Illinois 60004

Document Prepared By:  
Francis J. Zeman, Jr.  
9933 North Lawler, Suite 533  
Skokie, Illinois 60077  
847-675-9229

EXEMPT UNDER PROVISIONS OF PARAGRAPH e, SEC. 4, REAL ESTATE TRANSFER TAX ACT.

DATED: *F. J. Zeman Jr* 5-7, 2019.

REAL ESTATE TRANSFER TAX		17-Jun-2019
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

10-36-100-018-1072 | 20190601600713 | 1-329-107-040

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

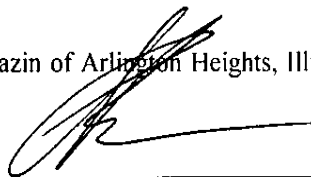
REAL ESTATE TRANSFER TAX		17-Jun-2019
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

10-36-100-018-1072 | 20190601600713 | 1-520-963-680

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ACCEPTANCE BY TRUSTEE

The foregoing transfer of title/conveyance is hereby accepted by Arkady Khazin of Arlington Heights, Illinois, as Trustee of the ARKADY KHAZIN TRUST, dated April 3, 2012.



\_\_\_\_\_  
Arkady Khazin, Trustee, as aforesaid

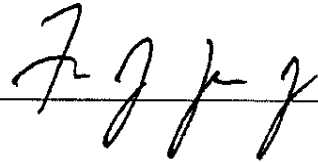
Property of Cook County Clerk's Office

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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.

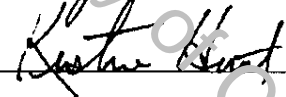
Dated 6-15, 2019

Signature: 

Subscribed and sworn to before me

by the said Francis J. Zeman, Jr.

this 15th day of June, 2019

Notary Public 



The Grantee or his Agent affirms 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.

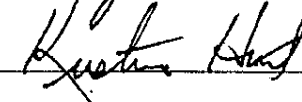
Dated 6-15, 2019

Signature: 

Subscribed and sworn to before me

by the said Francis J. Zeman, Jr.

this 15th day of June, 2019

Notary Public 



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 ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act)