



1918345005

Doc# 1918345005 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 07/02/2019 09:28 AM PG: 1 OF 3



TRUSTEE'S DEED (LIMITED LIABILITY COMPANY)

THIS INDENTURE, made this 17th day of May, 2019 between FIRST AMERICAN BANK, 218 West Main Street, Dundee, Illinois 60118, an Illinois Banking Corporation, as Trustee under the provisions of a deed or deeds in trust, duly recorded or registered and delivered to said Bank in pursuance of a Trust Agreement dated the 17th day of January, 1989 and known as Trust No. 89-01-5687, party of the first part, and LMA Properties, LLC, an Illinois Limited Liability Company, party of the second part.

GRANTEE'S ADDRESS: 1210 N. Foxdale Drive, Unit 208, Addison, Illinois 60101

WITNESSETH, that said party of the first part, in consideration of the sum of Ten & no/100 Dollars (\$10.00), and the other good and valuable considerations in hand paid, does hereby grant, sell, convey and quitclaim unto said parties of the second part, all of its right, title and interest, if any, in the following described real estate, situated in Cook County, Illinois, to wit:

LOTS 74 THROUGH LOTS 86 IN JAMES H. REES' SUBDIVISION OF LOT 1 IN BLOCK 37 OF CANAL TRUSTEES' SUBDIVISION OF THE WEST 1/2 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14, AND SO MUCH OF THE SOUTHEAST 1/4 AS LIES WEST OF THE SOUTH BRANCH OF THE CHICAGO RIVER, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 17-21-325-041-0000; 17-21-325-042-0000; 17-21-325-043-0000; 17-21-325-044-0000; 17-21-325-053-0000 and 17-21-325-056-0000

Commonly known as: 1832-1862 S. Normal Avenue, Chicago, Illinois 60616

Exempt under provisions of Paragraph Section 4-15 of the Illinois Estate Transfer Tax Act 6/7/19 [Signature] Date Buyer, Seller or Representative

Together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same said parties of the second part, and to the proper use, benefit and behoof forever of said parties of the second part.

This deed is executed by the party 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 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. Nothing in this Deed shall be construed as creating any liability or duty on the part of the Trustee with respect to any Environmental Law, including, without limitation, the Comprehensive Environmental Response, Compensation and Liability Act (42 U.S.C. 9601 et. seq.) or the Illinois Environmental Protection Act (Ill. Rev. Stat. ch. 111-1/2, Paragraph 1001 et. seq.)

Table with 2 columns: Description, Amount. Includes CHICAGO: 0.00, CTA: 0.00, TOTAL: 0.00*

Table with 2 columns: Description, Amount. Includes COUNTY: 0.00, ILLINOIS: 0.00, TOTAL: 0.00

17-21-325-041-0000 | 20190701619462 | 2-098-546-784

17-21-325-041-0000 | 20190701619462 | 1-487-247-456

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

Handwritten notations: S, P, S, M, SC, E, INT, with vertical lines and numbers 3, 1-P, X, X, and a large Y at the top.

UNOFFICIAL COPY

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 Senior Vice President & Trust Officer and attested by its Trust Officer day and year first above written.

FIRST AMERICAN BANK,
As Trustee as aforesaid

BY: *[Signature]*
Senior Vice President & Trust Officer

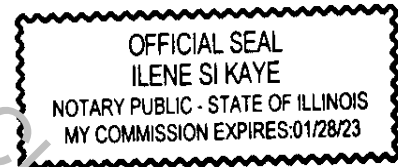
ATTEST: *[Signature]*
Trust Officer

STATE OF ILLINOIS
COUNTY OF KANE ss.

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY, THAT DAWN GRIFFIN of the First American Bank and THOMAS R. HOGAN of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Senior Vice President & Trust Officer and Trust Officer respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act of said Bank, for the uses and purposes therein set forth; and the said Trust Officer did also then and there acknowledge that said Senior Vice President & Trust Officer as custodian of the corporate seal of said Bank, did affix the said corporate seal of said Bank to said instrument as said Senior Vice President & Trust Officer's own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 17th day of May, 2019.

[Signature]
Notary Public



RETURN TO:
Daniel G. Quinn, Esq.
Law Office of Daniel G. Quinn, P.C.
4479 Central Avenue
Western Springs, IL 60558

FOR INFORMATION ONLY INSERT
STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE.

1832-1862 S. Normal Avenue
Chicago, Illinois 60616

Document Prepared By:
First American Bank
218 West Main Street
West Dundee, Illinois 60118

SEND SUBSEQUENT TAX BILLS TO:

Laura Andriacchi
LMA Properties
1210 N. Foxdale Dr., #208
Addison, IL 60101

UNOFFICIAL COPY

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 June 7, 2019

Signature: *Daniel G. Quinn* Agent
Grantor of Agent

Subscribed and sworn to before me
By the said Daniel G. Quinn, Agent for Grantor
This 7th day of June, 2019
Notary Public *Gina M. Melone*



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.

Date June 7, 2019

Signature: *Daniel G. Quinn* Agent
Grantee of Agent

Subscribed and sworn to before me
By the said Daniel G. Quinn, Agent for Grantee
This 7th day of June, 2019
Notary Public *Gina M. Melone*



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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)