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TRUSTEES' DEED

Doc#: 1922716156 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 08/15/2019 11:59 AM Pg: 1 of 3

Dec ID 20190701636619
ST/CO Stamp 0-926-171-744 ST Tax \$124.00 CO Tax \$62.00
City Stamp 0-676-625-504 City Tax: \$1,302.00

19-0952

THIS AGREEMENT, made this 12th day of AUGUST, 2019, between **DANIEL J. PROSS** and **BARBARA A. PROSS** as Successor Trustees of the Florence Pross Revocable Trust Agreement dated May 20, 1998, Grantors, and **Susana Sanchez**, of FRANKLIN PARK IL, Grantee.

* a single woman

WITNESSES: The Grantors in consideration of the sum of Ten dollars, receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Grantors as said Successor Trustees, and of every other power and authority the Grantors hereunto enabling, do hereby convey and quitclaim unto the Grantee, in fee simple, the following described real estate, situated in the County of Cook, State of Illinois, to Wit:

See attached for legal description.

Permanent Real Estate Index Number: 13-31-118-074-1004

Address of real estate: 2155 N. Harlem Ave., Unit 108, Chicago, Illinois, 60707

IN WITNESS WHEREOF, the Grantors, Daniel J. Pross and Barbara A. Pross, as Successor Trustees as aforesaid, have hereunto set their hands and seals on the day and year first above written.

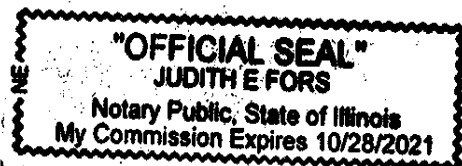
Daniel J. Pross (seal)
DANIEL J. PROSS, as Successor Trustee
as aforesaid

Barbara A. Pross (seal)
BARBARA A. PROSS, as Successor Trustee
as 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 Daniel J. Pross and Barbara A. Pross, as Successor Trustees as aforesaid, 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 as such for the uses and purposes therein set forth.

Given under my hand and official seal, this 12th day of August, 2019.

Judith E. Fors
NOTARY PUBLIC



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Legal Description



SEE ATTACHED LEGAL DESCRIPTION.


SUBJECT ONLY TO: COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD AND BUILDING LINES AND EASEMENTS, IF ANY, PROVIDED THEY DO NOT INTERFERE WITH THE CURRENT USE AND ENJOYMENT OF THE REAL ESTATE, AND GENERAL REAL ESTATE TAXES NOT DUE AND PAYABLE AT THE TIME OF CLOSING.

This instrument was prepared by: Judith E. Fors, Esq.
4669 North Manor Avenue
Chicago, Illinois 60625

MAIL TO: Fernando M. Vian
Attorney at Law
2823 North Milwaukee Avenue
Chicago, Illinois 60618

SEND TAX BILLS TO: Susana Sanchez
7155 N. Harlem Ave., Unit 108
Chicago, Illinois, 60707

REAL ESTATE TRANSFER TAX		14-Aug-2019	
	COUNTY:	62.00	
	ILLINOIS:	124.00	
	TOTAL:	186.00	
13-31-118-034-1004 20190701636619 0-926-171-744			

REAL ESTATE TRANSFER TAX		14-Aug-2019	
	CHICAGO:	900.00	
	CTA:	172.00	
	TOTAL:	1,302.00 *	
13-31-118-034-1004 20190701636619 0-676-625-504			
* Total does not include any applicable penalty or interest due.			

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EXHIBIT "A"

Unit Number 108 in 2155 North Harlem Avenue Condominium, as delineated on survey of the following described parcel of real estate:

The North 0.38 feet of Lot 29, all of Lot 30 and the South 17.54 feet of Lot 31 in Block 2 in Charles Christman's Second Addition Hillside Addition to Mont Clare, a Subdivision of the West 1/3 of the South 1/2 of the North West 1/4 of Section 31, Township 40 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois, (hereinafter referred to as parcel), which survey is attached as Exhibit 'A' to Declaration of Condominium made by Central National Bank, as Trustee under Trust Number 21420, and recorded in the office of the recorder of deeds of Cook County, Illinois, as Document Number 23409649, as amended by Document Number 23476332, together with an undivided 8.25 per cent interest in said parcel (excepting from said parcel all the property and space comprising all the units thereof as defined and set forth in said declaration and survey), in Cook County, Illinois.

PIN(S): 13-31-115 034-1004

Property of Cook County Clerk's Office