UNOFFICIAL COPY

Chicago Title

TRUSTEE'S DEED (Illinois)

1965AZ11030NL

[{]°

MAIL TO:

Joseph D. Getto C/O Park Management Investment, LTD P.O. Box 294 Palos Park, IL 60464

MAIL TAX BILLS TO:

JDG Group, LLC – Series 7, an Illinois Limited Liability Company C/O Park Management Investment LTD P.O. Box 294 Palos Park, IL 60464 Doc#. 1928346169 Fee: \$98.00

Edward M. Moody

Cook County Recorder of Deeds
Date: 10/10/2019 10:21 AM Pg: 1 of 2

Dec ID 20190901682272

ST/CO Stamp 2-130-708-064 ST Tax \$401.00 CO Tax \$200.50

THE GRANTOR, Joseph E. Miller, as Trustee of the Joseph E. Miller Living Trust dated Jul 29, 2000, of 19 Turnberry Dr., Palos Heights, IL 60463, for the consideration of \$10.00 Ten and 00/100 and other good and valuable consideration in hand paid, does hereby CONVEY(S) and WARRANT(S) to JDG Group, LLC – Series 7, an Illinois Limited Liability Company, Grantees, of P.O. Box 294, Palos Park, Illinois, the following described real estate, situated in the County of Cook, State of Illinois:

PARCEL 1:

LOT 10 IN PONDS OF PALOS SUBDIVISION, BEING A SUBDIVISION OF THE WEST 2/3 OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 35, TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL I AS CREATED BY THE DECLARATION OF PARTY WALL RIGHTS, COVENENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS FOR THE PONDS OF PALOS SUBDIVISION DATED APRIL 27, 2006 AND RECORDED JUNE 7, 2006 AS DOCUMENT 0615826056 FOR INGRESS AND EGRESS OVER LOT B AND THOSE AREAS LABELED "COMMON ELEMENTS".

Permanent Index Number(s): 23-35-415-019-0000

Property Address: 19 Turnberry Drive, Palos Heights, IL 60463

together with tenements, hereditaments, and appurtenances thereunto belonging thereto.

This deed is executed pursuant to and in 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. This deed is made subject to any lien of record and the lien of every trust deed or mortgage (if

UNOFFICIAL COPY

any there be) of record given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

IN WITNESS WHEREOF, the Grantor(s) has caused its name to be signed by its trustee.

Dated this 23 day of SETTENBER, 2019

STATE OF ILLINOIS

COUNTY OF WILL

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Joseph E. Miller, is personally known to me to be the Trustee of said Trust, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, and that he appeared before me this day in person and acknowledged that he signed this instrument as his free and voluntary act of the Trustee for the uses and purposes therein set forth.

Given under my hand and official seal this 23

OFFICIAL SEAL KATHLEEN C CUNNINGHAM NOTARY PUBLIC - STATE OF ILLINOIS

THIS INSTRUMENT WAS PREPARED BY

Cross Town Legal KATHLEEN CUNNINGHAM Attorney At Law 19201 S. LaGrange Road Suite 205 Mokena, IL 60448

REAL ESTATE TRANSFER TAX

02-Oct-2019 COUNTY: ILLINOIS: TOTAL:

23-35-415-019-0000

20190901682272 | 2-130-708-064

200.50

401.00

601.50