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TRUSTEE'S DEED
TENANTS BY THE ENTIRETY

ⓐ

THIS INDENTURE Made this 17th day of September, 2019, between **FIRST MIDWEST BANK** Joliet, Illinois, as Trustee or successor Trustee under the provision of a deed or deeds in trust, duly recorded and delivered to said Bank in pursuance of a trust agreement dated the 15th day of April, 2008, and known as Trust

Number 1-7531, party of the first part and **JAMES CASTLE and SYLVIA CASTLE**, husband and wife; not as Joint Tenants, nor as Tenants in Common but as Tenants by the Entirety, of **15114 Kilpatrick Avenue, Oak Forest IL 60452**, parties of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of TEN and no/100, (\$10.00) Dollars and other good and valuable considerations in hand paid, does hereby convey and quit claim unto said parties of the second part, all interest in the following described real estate, situated in Cook County, Illinois, to-wit:

THE SOUTH 1/2 OF LOT 3 IN BLOCK 6 IN ARTHUR T. MCINTOSH AND COMPANY'S CICERO AVENUE SUB IN SECTION 15 & 16, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

together with the tenement and appurtenances thereunto belonging.

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

Subject to: Liens, encumbrances, easements, covenants, conditions and restrictions of record, if any; general real estate taxes for the year _____ and subsequent; and

This deed is executed pursuant to and in the 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 the lien of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money and remaining unreleased at the date of the delivery hereof.

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 Authorized Signer and attested by its Authorized Signer, the day and year first above written.

REAL ESTATE TRANSFER TAX	06-Dec-2019
COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

28-15-100-027-0000 | 20190901697944 | 0-396-772-704

MIDWEST BANK, as successor Trustee as aforesaid,


Robin Labaj
Authorized Signer

est: *[Signature]*
Authorized Signer

Exempt under provisions of Paragraph _____ e
Section 31-45, Property Tax Code.

9-17-19
Date

[Signature]
Buyer, Seller or Representative



1936140000

Doc# 1936140000 Fee \$93.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 12/27/2019 09:27 AM PG: 1 OF 4

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P 4/00
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STATE OF ILLINOIS,
Ss:
COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforementioned DO HEREBY CERTIFY that, Robin Labaj, Authorized Signer of FIRST MIDWEST BANK, Joliet, Illinois and Michael J. Lambert, the attesting Authorized Signer thereof, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Authorized Signer and the attesting Authorized Signer 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, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth; and the said attesting Authorized Signer did also then and there acknowledge that he/she is custodian of the corporate seal of said Bank did affix the said corporate seal of said Bank to said instrument as his 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 seal this 17th day of September, 2019.



Judy Furjanic

Notary Public.

THIS INSTRUMENT WAS PREPARED BY

Robin Labaj
First Midwest Bank, Wealth Management
12600 S. Harlem Avenue
Palos Heights, Illinois 60463

PROPERTY ADDRESS

15114 Kilpatrick Avenue
Oak Forest, IL 60452

PERMANENT INDEX NUMBER

28-15-100-027-0000

AFTER RECORDING
MAIL THIS INSTRUMENT TO

Amrock Original Docs
662 Woodward Avenue
Detroit, MI 48226

MAIL TAX BILL TO

James Castle
Sylvia Castle
15114 Kilpatrick Avenue
Oak Forest, IL 60452

Rec 1st

When Recorded Return To:
Indecomm Global Services
As Recording Agent Only
1260 Energy Lane
St. Paul, MN 55108
81424335



•U07131403•

1632 11/13/2019 81424335/1

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STATEMENT BY GRANTEE AND GRANTOR

The grantor or his agent affirms and verifies that, to the best of his knowledge, the name of the grantor 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 and hold title to real estate under the laws of the State of Illinois.

**FIRST MIDWEST BANK, AS
TRUSTEE AND NOT PERSONALLY**

Date September 17, 2019 Signature Robin Labaj
(Grantor)

Subscribed and sworn to before me
by the said Grantor
this 17th day of September, 2019

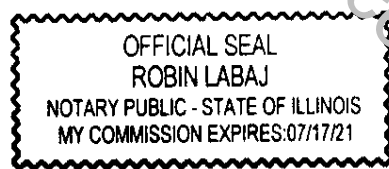


Notary Public Judy Furjanic

The grantee 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.

Date September 17, 2019 Signature James Costello
(Grantee)

Subscribed and sworn to before me
by the said Grantee
this 17th day of September, 2019



Notary Public Robin Labaj

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.)

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AFFIDAVIT – PLAT ACT

RECORDER OF COOK COUNTY

STATE OF ILLINOIS)

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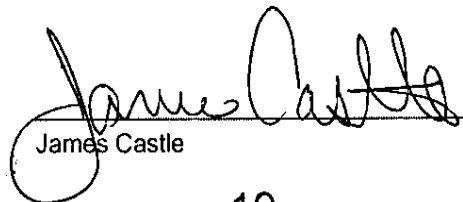
COUNTY OF COOK)

James Castle, being duly sworn on oath, states that he resides at 15114 Kilpatrick Ave that the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

- ✓ 1. The sale or exchange is of an entire tract of land not being a part of a larger tract of land
- 2. The division or subdivision of the land is into parcels or tracts of five acres or more of size, which does not involve any new streets, or easements of access.
- 3. The division is of lots or blocks of less than one acre in any recorded subdivision, which does not involve any new streets or easements of access.
- 4. The sale or exchange of land is between owners of adjoining and contiguous land.
- 5. The conveyance is of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
- 6. The conveyance is of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
- 7. The conveyance is of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
- 8. The conveyance is made to correct descriptions in prior conveyances.
- 9. The sale or exchange is of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access.
- 10. The sale is of a single lot of less than five acres from a larger tract, the dimensions and configurations of said larger tract having been determined by the dimensions and configurations of said larger tract on October 1, 1973, and no sale prior to this sale, or any lot or lots from said larger tract having taken place since October 1, 1973, and a survey of said single lot having been made by a registered land surveyor.

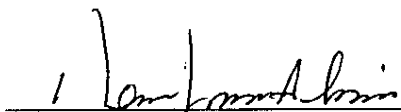
CIRCLE THE NUMBER OF ALL APPLICABLE STATEMENTS ABOVE.

Affiant further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of COOK County, Illinois, to accept the attached deed for recording, and that all local requirements applicable to the subdivision of land are met by the attached deed and the tract described therein.



 James Castle

SUBSCRIBED AND SWORN to before me this 30 day of October, 2019



 Notary Public
 My commission expires: 11/07/2022

