

# UNOFFICIAL COPY



Reserved for Recorder's Office

## TRUSTEE'S DEED

Doc# 2030941070 Fee \$88.00

This indenture made this 7th day of November, 2016, between CHICAGO TITLE LAND TRUST COMPANY, a corporation of Illinois, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a Trust Agreement dated the 26th day of February, 2010 and known as Trust Number 8002354572 party of the first part, and

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 11/04/2020 03:05 PM PG: 1 OF 3

ROBERT C. HORVATH, SR., AND PAULETTE HORVATH, TRUSTEES OF THE ROBERT C. HORVATH, SR., AND PAULETTE HORVATH TRUST DATED SEPTEMBER 26, 2016 party of the second part,

whose address is : 15W465 62<sup>nd</sup> Street Burr Ridge, Illinois 60527

Chicago Title ~~2030941070~~ 2030941070 30006WC NW 107-B

**WITNESSETH**, That said party of the first part, in consideration of the sum of TEN and no/100 DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE considerations in hand paid, does hereby CONVEY AND QUITCLAIM unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to wit:

LOTS 12 AND 13 IN BLOCK 39 IN FREDERICK H. BARTLETT'S THIRD ADDITION TO BARLETT HIGHLANDS, A SUBDIVISION OF THE SOUTH WEST QUARTER OF SECTION 7, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Address of Property: 5436 S Nordica Avenue, Chicago, Illinois 60638

Property Tax Number: 19-07-325-028-0000

together with the tenements and appurtenances thereunto belonging.

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

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.

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REAL ESTATE TRANSFER TAX		28-Sep-2020
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

19-07-325-028-0000 | 20200901610183 | 0-162-875-872

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

REAL ESTATE TRANSFER TAX		28-Sep-2020
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

19-07-325-028-0000 | 20200901610183 | 0-808-183-264

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IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Assistant Vice President, the day and year first above written.

**CHICAGO TITLE LAND TRUST COMPANY,**  
as Trustee as Aforesaid



By: Natalie Foster  
Natalie Foster – Trust Officer / Assistant Vice President

State of Illinois  
County of Cook

SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that the above named Assistant Vice President of **CHICAGO TITLE LAND TRUST COMPANY**, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Assistant Vice President appeared before me this day in person and acknowledged that he/she signed and delivered the said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company; and the said Assistant Vice President then and there caused the corporate seal of said Company to be affixed to said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company.

Given under my hand and Notarial Seal this 16th day of November, 2016.

Grace Marin  
NOTARY PUBLIC



This instrument was prepared by:  
**CHICAGO TITLE LAND TRUST COMPANY**  
10 S. LaSalle Street, Suite 2750  
Chicago, IL 60607

AFTER RECORDING, PLEASE MAIL TO:

Robert C. Nonnath  
15w 465 62nd St  
Downridge  
IL, 60577

SEND SUBSEQUENT TAX BILLS TO:

\_\_\_\_\_  
Sheri  
\_\_\_\_\_

EXEMPT FROM TAXATION UNDER THE PROVISIONS  
OF PARAGRAPH 1 (SECTION 1) OF THE ILLINOIS REAL  
ESTATE TRANSFER TAX ACT AND PARAGRAPH 1  
SECTION 1 OF THE COOK COUNTY TRANSFER TAX  
ORDINANCE AND THE CITY OF CHICAGO 200.12B6

8-21-2016  
Date

[Signature]  
Buyer, Seller or Representative

# 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 and hold title to real estate under the laws of the State of Illinois.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: \_\_\_\_\_, 20 20

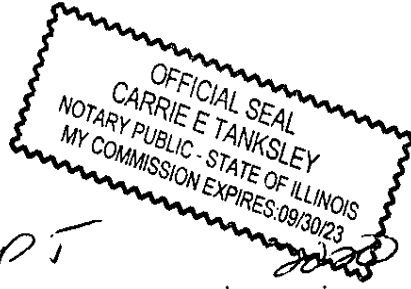
Signature

**Patrice Connolly**

Print Name

Subscribed and sworn to before me this 28 of Sept, 2020

Notary Public



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 and hold title to real estate under the laws of the State of Illinois.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: \_\_\_\_\_, 20 20

Signature

**Patrice Connolly**

Print Name

Subscribed and sworn to before me this 28 of Sept, 2020

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