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Doc# 2102241007 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/22/2021 10:20 AM PG: 1 OF 3

Doc# Fee \$4.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/22/2021 10:21 AM PG: 0

TRUSTEE'S DEED

Reserved for Recorder's Office

This indenture made this **14th** day of **January, 2021**, between **CHICAGO TITLE LAND TRUST COMPANY**, a corporation of Illinois, as successor 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 **14th** day of **December, 1987**, and known as Trust Number **1250**, party of the first part, and **OAK PARK II LAND, LLC**, a Delaware Limited Liability Company whose address is:
c/o Michigan Avenue Real Estate Group
1259 W. Madison Avenue
Chicago, Illinois 60607
party of the second part.

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:

FOR THE LEGAL DESCRIPTION SEE ATTACHED EXHIBIT "A" WHICH IS EXPRESSLY INCORPORATED HEREIN AND MADE A PART HEREOF.

Permanent Tax Numbers: **16-07-129-013-0000 and 16-07-129-014-0000;**
16-07-304-008-0000
16-07-129-020-0000

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 behoof 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.

Real Estate Transfer Tax

\$40,000.00



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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 Assistant Vice President, the day and year first above written.



CHICAGO TITLE LAND TRUST COMPANY,
as successor trustee as aforesaid

By: [Signature]
Harriet Denisevicz
Assistant Vice President

State of Illinois)
) SS
County of Cook)

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 she signed and delivered the said instrument as 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 her own free and voluntary act and as the free and voluntary act of the Company.

Given under my hand and Notarial Seal this 14th day of **January, 2021**.



[Signature]
NOTARY PUBLIC

PROPERTY ADDRESS:
See attached Exhibit "A"

This instrument was prepared by:
Harriet Denisevicz
CHICAGO TITLE LAND TRUST COMPANY
10 South LaSalle Street
Suite 2750
Chicago, IL 60602

AFTER RECORDING, PLEASE MAIL TO:

NAME KATHERINE MURPHY ROSENMAN LLP
ADDRESS 525 W Madison St
CITY, STATE CHICAGO, IL 60661
ATTN: TIM CROSS

SEND TAX BILLS TO:

NAME MICHIGAN AVENUE REAL ESTATE GROUP
ADDRESS 1259 W. MADISON ST.
CITY, STATE CHICAGO, IL 60607
ATTN: TIM LYONS

Clerk's Office

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EXHIBIT A

LEGAL DESCRIPTION

835 LAKE STREET, OAK PARK, ILLINOIS:

LOT 6 (EXCEPT THE EAST HALF THEREOF), ALL OF LOTS 7 AND 8 AND LOT 9 (EXCEPT THE WEST 15 FEET OF LOT 9) IN HOLLEY AND SMITH'S SUBDIVISION OF LOT 18 AND OF SUB LOTS 1 AND 2 IN SCOVILLE'S SUBDIVISION OF LOT 17 IN KETTLESTRING'S SUBDIVISION OF LAND IN THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PINS: 16-07-129-013-0000 and 16-07-129-014-0000

901 SOUTH BOULEVARD, OAK PARK, ILLINOIS:



LOT 35 (EXCEPT WEST 10 FEET AND SOUTH 3 1/2 FEET) OF J. HULBERTS AND OTHERS RESUBDIVISION OF LOTS 1 TO 11 IN GEORGE W. SCOVILLES SUBDIVISION IN THE SOUTH WEST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 16-07-304-008-0000

822 NORTH BOULEVARD, OAK PARK, ILLINOIS:

LOT 17 IN HOLLEY AND SMITHS SUBDIVISION OF LOT 18 AND LOTS 1 AND 2 IN J.W. SCOVILLES SUBDIVISION OF LOT 17 IN KETTLESTRINGS SUBDIVISION OF LAND IN SOUTH EAST CORNER OF THE NORTH WEST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 16-07-129-020-0000

REAL ESTATE TRANSFER TAX		19-Jan-2021	
		COUNTY:	2,500.00
		ILLINOIS:	5,000.00
		TOTAL:	7,500.00
16-07-129-020-0000 20210101604430 0-460-224-528			