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Doc# 2102234063 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/22/2021 12:08 PM PG: 1 OF 3

CORRECTIVE

TRUSTEE'S DEED

To correct signatures on Trustees Deed filed 3/29/18 Doc#1808818107

MAIL TO and PREPARED BY:

L. H. Kritt, Attorney-at-Law  
2000 West Carroll Ave., Suite 502  
Chicago, IL 60612

NAME & ADDRESS OF TAX PAYER:

Saccone & Sons  
6310 North Cicero Avenue  
Chicago, IL 60646

THE GRANTOR(S), JAMES A. SACCONI, SUCCESSOR TRUSTEE, UNDER THE CAMELIA P. PETROZZINI REVOCABLE LIVING TRUST, DATED DECEMBER 31, 2012, and JAMES P. PETROZZINI, TRUSTEE OF THE PETROZZINI-KITCHEN FAMILY TRUST, DATED FEBRUARY 25, 2015 of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) TO GRANTEE(S): JAMES P. PETROZZINI, TRUSTEE OF THE PETROZZINI-KITCHEN FAMILY TRUST, DATED FEBRUARY 25, 2015, and CP-2072 CAMPBELL, LLC, an Illinois limited liability company, NOT AS JOINT TENANTS, BUT AS TENANTS IN COMMON.

the following described real estate, together with the improvements located thereon, in the City of Chicago, County of Cook, State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A"

Permanent Index Number(s): 13-36-225-019-0000; 13-36-225-020-0000  
Property Address: 2072-74 N. Campbell Ave., Chicago, IL 60647

Chicago Title  
20 GSA 604024 LP/DH  
1 of 2

This is a NON-HOMESTEAD PROPERTY, however, to the extent that the Real Estate is deemed to be a homestead property then Grantor hereby releases and waives all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

TO HAVE AND TO HOLD said premises forever. This Deed is executed pursuant to the power and authority vested in the Grantors as Trustee, by the terms of said Trusts.

Dated this 18<sup>th</sup> day of December, 2020.

JAMES P. PETROZZINI, Trustee under The Petrozzini-Kitchen Family Trust, Dated February 25, 2015

JAMES A. SACCONI, Successor Trustee under the Camelia P. Petrozzini Revocable Living Trust, Dated December 31, 2012

STATE OF ILLINOIS ) I, the undersigned, a Notary Public in and for said County and State, do hereby certify that  
COUNTY OF COOK ) JAMES P. PETROZZINI, as Trustee under The Petrozzini-Kitchen Family Trust AND  
JAMES A. SACCONI, as Successor Trustee under the Camelia P. Petrozzini Revocable Living Trust, personally known to me to be the same people whose names are subscribed to the foregoing instrument, appeared before me this day, in person, and signed and delivered this instrument as their free and voluntary act, for the uses and purposes set forth therein.

GIVEN under my hand and Seal

Dated 12/18/2020

EXEMPT UNDER PROVISIONS OF PARAGRAPH E SECTION 31-45, REAL ESTATE TRANSFER TAX ACT

12-18-2020

  
NOTARY PUBLIC

S Y  
P 3  
S Y-66  
M \_\_\_\_\_  
SC \_\_\_\_\_  
E \_\_\_\_\_  
INT R

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## EXHIBIT "A"

### LEGAL DESCRIPTION



THE SOUTH 21 FEET OF LOT 102 AND THE NORTH 22 FEET OF LOT 103 IN VALENTINE WOODS SUBDIVISION OF THE WEST 10 ACRES OF LOT 6 IN CIRCUIT COURT PARTITION OF 63.22 ACRES IN THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 13-36-225-019-0000; 13-36-225-020-0000

Property Address: 2072-74 N. Campbell Ave., Chicago, IL 60647

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

13-36-225-019-0000 | 20201201694279 | 1-405-706-208  
\* Total does not include any applicable penalty or interest due.

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

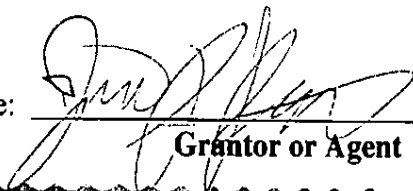
13-36-225-019-0000 | 20201201694279 | 0-055-615-456

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

Dated December 18, 2020


XSignature:   
Grantor or Agent

Subscribed and sworn to before me  
By the said JAMES P. PETROZZI  
This 18<sup>th</sup> day of December, 2020  
Notary Public Joseph A. Saccone



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

Date December 18, 2020

Signature:   
Grantee or Agent

Subscribed and sworn to before me  
By the said JAMES A. SACCONI  
This 18<sup>th</sup> day of December, 2020  
Notary Public Joseph A. Saccone



**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.)