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TRUSTEE'S DEED
(ILLINOIS)

Doc#: 2102617633 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/26/2021 03:34 PM Pg: 1 of 3

Dec ID 20201201698867
ST/CO Stamp 1-372-078-048 ST Tax \$450.00 CO Tax \$225.00
City Stamp 0-052-666-336 City Tax: \$4,725.00

THE GRANTOR JENNIFER R. NEGOSKI, AS SUCCESSOR TRUSTEE OF THE PAMELA R. LAMBOTTE DECLARATION OF TRUST DATED JANUARY 29, 2020, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00) in hand paid, and pursuant to the power and authority vested in the Grantor as trustee, convey to ELIZABETH OSBORNE and TODD OSBORNE, wife and husband, of Chicago, Illinois, neither as Tenants in Common nor as Joint Tenants, but as TENANTS BY THE ENTIRETY, all interest in the following described real estate commonly known as 8949 S. HAMILTON AVENUE, CHICAGO, IL 60643, and legally known as:

LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

SUBJECT TO:

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

This deed is executed by the party of the first part, as Trustee, as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in it by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling,

SUBJECT, HOWEVER, to: all unpaid general taxes and special assessments and other liens and claims of any kind; building lines; building and other restrictions of record, if any; Zoning and Building Laws and Ordinances.

Permanent Real Estate Index Number(s): 25-06-113-015-0000 and 25-06-113-017-0000
Street Address: 8949 S. HAMILTON AVENUE, CHICAGO, IL 60643

Dated this 22nd day of December, 2020.

Jennifer R. Negoski Successor Trustee
JENNIFER R. NEGOSKI, as Successor Trustee of
The PAMELA R. LAMBOTTE DECLARATION OF
TRUST dated January 29, 2020

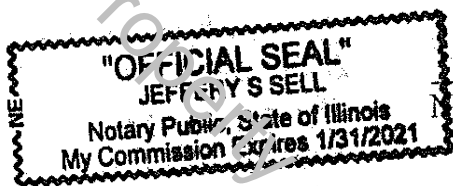
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STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT JENNIFER R. NEGOSKI, as Successor Trustee of the PAMELA R. LAMBOTTE DECLARATION OF TRUST dated January 29, 2020, is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that it signed, sealed and delivered in the instrument as its free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 22nd day of December, 2020.





Jeffrey S Sell


Notary Public

THIS INSTRUMENT PREPARED BY
Jeffrey Scott Sell
Law Offices of Jeffrey S. Sell
12443 South Route 59, Unit 103
Plainfield, IL 60585

MAIL TO:
Morreale Brady Malone & Cwik, P.C.
449 Taft Avenue
Glen Ellyn, IL 60137

SEND SUBSEQUENT TAX BILLS TO:
ELIZABETH OSBORNE
and TODD OSBORNE
8949 S. HAMILTON AVENUE
CHICAGO, IL 60643

REAL ESTATE TRANSFER TAX		28-Dec-2020
	COUNTY:	225.00
	ILLINOIS:	450.00
	TOTAL:	675.00
25-06-113-015-0000 20201201698867 1-372-078-048		

REAL ESTATE TRANSFER TAX		28-Dec-2020
	CHICAGO:	3,375.00
	CTA:	1,350.00
	TOTAL:	4,725.00 *
25-06-113-015-0000 20201201698867 0-052-666-336		
* Total does not include any applicable penalty or interest due.		

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EXHIBIT A

LEGAL DESCRIPTION

LOTS 16, 17, AND 18 (EXCEPT THE NORTH 40 FEET THEREOF) IN ASHTON'S SUBDIVISION OF BLOCK 4 IN HILLIARD AND DOBBIN'S SUBDIVISION OF THAT PART OF SECTION 6, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF THE PITTSBURGH, CINCINNATI AND ST. LOUIS RAILROAD (EXCEPT THE WEST 1/2 OF THE NORTH WEST 1/4 AND THE WEST 1/2 OF THE SOUTH WEST 1/4 OF SAID SECTION) IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office