

752657
TRUSTEE'S DEED 1/2
JOINT TENANCY



Doc# 2109641031 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/06/2021 10:47 AM PG: 1 OF 4

This indenture made this **16th** day of **December, 2020**, 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 **30th** day of **March, 1992** and known as Trust Number **12339**, party of the first part, and **DEMETRIO DELGADO AND MARIA DEL PILAR DELGADO, HUSBAND AND WIFE**, not as tenants in common, but as joint tenants with right of survivorship, whose address is: **13709 Wilrose Court, Orland Park, Illinois 60467**, parties of the second part.

Reserved For Recorder's Office

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 parties of the second part, not as tenants in common, but as joint tenants, the following described real estate, situated in Cook County, Illinois, to wit:

Lot 44 in Countryside Planned Unit Development, a subdivision of part of the South West quarter of the North West quarter of Section 5, Township 36 North, Range 12, East of the Third Principal Meridian in Cook County, Illinois.

- ✓ **Property Address: 13709 Wilrose Court, Orland Park, Illinois 60467**
- ✓ **Permanent Tax Number: 27-05-106-010-0000**

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part forever, not in tenancy in common, but in joint tenancy.

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 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 affixed, and has caused its name to be signed to these presents by its Assistant Vice President, the day and year first above written.

COOK COUNTY CLERK
KAREN A. YARBROUGH
APR 6 2021

UNOFFICIAL COPY



CHICAGO TITLE LAND TRUST COMPANY,
as Trustee as Aforesaid

By: Margaret O'Donnell
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 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 16th day of **December, 2020**.



Selene Sandoval
NOTARY PUBLIC

This instrument was prepared by:
Margaret O'Donnell, Assistant Vice President
CHICAGO TITLE LAND TRUST COMPANY
1100 Lake Street, Suite 165
Oak Park, IL 60301

✓ AFTER RECORDING, PLEASE MAIL TO:
NAME Tristan & Cervantes
ADDRESS 150 N. Wacker Dr. #155
CITY, STATE Chicago IL 60606

OR BOX NO. _____

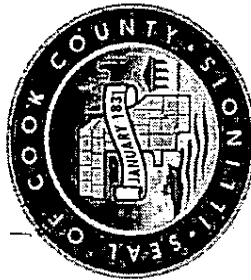
✓ SEND TAX BILLS TO:
NAME Demetrio Delgado
ADDRESS 13709 Wilcox Ct.
CITY, Oakland Park STATE FL

60467

UNOFFICIAL COPY

REAL ESTATE TRANSFER TAX

24-Feb-2021



COUNTY:	335.00
ILLINOIS:	670.00
TOTAL:	1,005.00

27-05-106-010-0000

20201201693006

1-001-626-640

Property of Cook County Clerk's Office

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File No: 748556

EXHIBIT "A"

LOT 10, IN ELLEN'S SUBDIVISION OF LOT 81 IN SMOOK SIEMS AND COMPANY'S NILES CENTER TERMINAL SUBDIVISION OF THAT PART OF LOT 9, IN COUNTY CLERKS DIVISION OF SECTION 16, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WESTERLY OF THE CHICAGO AND NORTHWESTERN RAILROAD, TOGETHER WITH THAT PART OF LOT 14 IN SAID COUNTY CLERKS DIVISION LYING WEST OF A LINE RUNNING SOUTH FROM THE SOUTHWEST CORNER OF LOT 82 IN SAID SMOOK SIEMS AND COMPANY'S NILES CENTER TERMINAL SUBDIVISION AFORESAID AND PARALLEL WITH THE WEST LINE OF SAID LOT 14 TO THE SOUTH LINE THEREOF (EXCEPT THE WEST 174 FEET OF SAID LOT 14), ACCORDING TO THE PLAT THEREOF RECORDED MAY 7, 1954 AS DOCUMENT NO. 15900688, IN COOK COUNTY, ILLINOIS.

27-05-106-010-0000

This page is only a part of a 2016 ALTA® Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; and Schedule B, Part II-Exceptions.

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