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2111822036

Doc# 2111822036 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/28/2021 03:07 PM PG: 1 OF 5

TRUSTEE'S DEED

Reserved for Recorder's Office

This indenture dated this 22nd day of January, 2021, 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 17th day of July, 2003 and known as Trust Number 8002346940 party of the first part, and * Dr. Lonnie Clayborne Edwards Trust, dated December 21, 2020

Lonnie Clayborne Edwards, and his successor or successors, as Trustee of the

whose address is:
1019 E. Hyde Park Blvd, 3rd Floor
Chicago, Illinois 60615
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: 20-11-303-026-1003 (Unit) and 20-11-303-026-1006 (Parking)

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	28-Apr-2021
 CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

20-11-303-026-1003 | 20210401611643 | 2-069-380-624

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

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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.



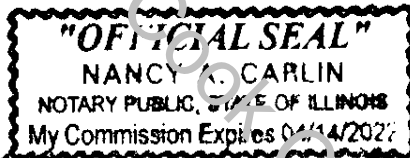
CHICAGO TITLE LAND TRUST COMPANY,
as trustee as aforesaid

By: Harriet Denisewicz
Harriet Denisewicz
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 4th day of February, 2021.



Nancy A. Carlin
NOTARY PUBLIC

PROPERTY ADDRESS:
1019 E. Hyde Park Blvd, Unit 1019-3
Chicago, Illinois 60615

This instrument was prepared by:
Harriet Denisewicz
CHICAGO TITLE LAND TRUST COMPANY
10 South LaSalle Street
Suite 2750
Chicago, IL 60603

AFTER RECORDING, PLEASE MAIL TO:

NAME Abosede Odunsi
ADDRESS 122 S. Michigan Ave., Suite 1220
CITY, STATE Chicago, IL 60603

2-8-21
STATE OF IL - COUNTY OF COOK
Exempt under the provisions of
Paragraph E - Section 31-45
Real Estate Transfer Tax Law

Linda W. Touhy
Linda W. Touhy - Agent

SEND TAX BILLS TO:

NAME Lonne Clayborne Edwards
ADDRESS 1019 E. Hyde Park Blvd 3rd Fl.
CITY, STATE Chicago, IL 60615

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EXHIBIT "A"

LEGAL DESCRIPTION

1019 E. Hyde Park Blvd, Unit 1019-3, Chicago, Illinois 60615

PINS: 20-11-303-026-1003 (Unit), and

20-11-303-026-1006 (Parking)

PARCEL ONE:

UNIT 1019-3 AND UNIT 3 GARAGE IN THE 1019 EAST HYDE PARK BOULEVARD CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 1 (EXCEPT THE NORTH 17 FEET THEREOF TAKEN FOR STREET) AND LOTS 4 AND 5 (EXCEPT THE EAST 125 ½ FEET OF SAID LOTS 1, 4 AND 5) AND ALSO THAT PART OF LOT 8 LYING NORTH OF A LINE 55 ½ FEET NORTH OF THE SOUTH LINE OF THE NORTH HALF OF THAT PART OF BLOCK 3 LYING SOUTH OF THE SOUTH LINE OF 51ST STREET AS WIDENED EXCEPTING FROM SAID LOT 8 THE EAST 125 ½ FEET THEREOF ALL IN "EGANDALE" IN SECTION 11, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0632417124. TOGETHER WITH IT'S UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS

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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX

28-Apr-2021



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	.000

20-11-303-026-1003

20210401611643

0-805-776-912

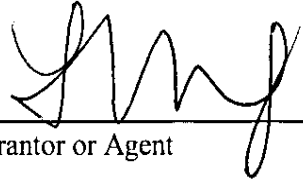
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STATEMENT BY GRANTOR AND GRANTEE

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: March 31, 2021

Signature:



Grantor or Agent

Subscribed and sworn to before me this
31st day of March, 2021.



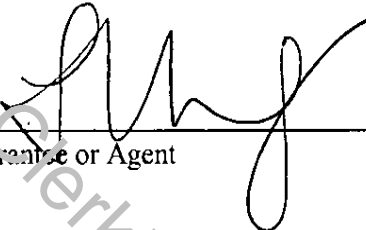
Notary Public



The grantee 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: March 31, 2021

Signature:



Grantee or Agent

Subscribed and sworn to before me this
31st day of March, 2021.



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.]