



2114542005

TRUSTEE'S DEED

Doc# 2114542005 Fee \$93.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/25/2021 10:13 AM PG: 1 OF 4

This indenture made this 15th day of February, 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 21st day of April, 1986 and known as Trust Number 27-794-00 party of the first part, and AN UNDIVIDED ONE HUNDRED PERCENT (100%) INTEREST to Elizabeth K. Steeb and David C. Steeb, Sr., not individually but as Managers of 10716 KILPATRICK LLC, a Limited Liability Company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, whose address is: 6635 Dawn Avenue, Countryside, Illinois 60425-7512, party 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 party of the second part, the following described real estate, situated in Cook County, Illinois, to wit:

Lot 2 (except the South 140 feet thereof) in Block 10 in Frederick H. Bartlett's Highway Acres, a subdivision of the South half of the West half of the Northwest quarter and the West half of the Southwest quarter of Section 15, Township 37 North, Range 13, East of the Third Principal Meridian in Cook County, Illinois; also the South half of vacated 16 foot alley lying North of and adjacent to said parcel of land.

Permanent Tax Number: 24-15-301-010-0000

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 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 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.

REAL ESTATE TRANSFER TAX		13-May-2021
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00

24-15-301-010-0000 | 20210301675780 | 0-712-876-304

SY
P 34
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UNOFFICIAL COPY



CHICAGO TITLE LAND TRUST COMPANY,
as Trustee as Aforesaid

By Margaret O'Donnell
Assistant Vice President

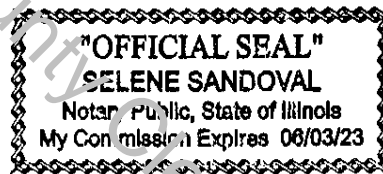
State of Illinois
County of Cook

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 18th day of February, 2021.

Selene Sandoval
NOTARY PUBLIC



PROPERTY ADDRESS:
10716 South Kilpatrick Avenue
Oak Lawn, Illinois 60453-5444

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:

SEND TAX BILLS TO:

NAME Robert R. Ekroth Law
Office, Inc.

NAME David & Elizabeth Steeb

ADDRESS 15 Salt Creek Lane, Suite 122

ADDRESS 6635 Dawn Avenue

CITY, STATE Hinsdale, IL 60521

CITY, STATE Countryside, IL 60525-7512

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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 2/15/21

Signature *Robert Ekroth*
Grantor or Agent

Subscribed and sworn to before me
by the said Robert R. Ekroth, Attorney for Grantor
this _____ day of _____, 20_____.

Notary Public *[Signature]*



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.

Dated 2/15/21

Signature *Robert Ekroth*
Grantee or Agent

Subscribed and sworn to before me
by the said Robert R. Ekroth, Attorney for Grantee
this _____ day of _____, 20_____.

Notary Public *[Signature]*



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 the provisions of Section 31-45 of the Illinois Real Estate Transfer Tax Law (35 ILCS 200/31-45).

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9446 South Raymond Avenue, Oak Lawn Illinois 60453

Telephone: (708) 636-4400 | Facsimile (708) 636-8606 | WWW.OAKLAWN-IL.GOV



CERTIFICATE OF REAL ESTATE TRANSFER TAX EXEMPTION

10716 S KILPATRICK AVE

Oak Lawn II 60453

This is to certify, pursuant to Section 20-65 of the Ordinance of the Village of Oak Lawn relating to a Real Estate Transfer Tax, that the transaction accompanying this certificate is exempt from the Village of Oak Lawn Real Estate Transfer Tax pursuant to Section (A) 1(D) of said Ordinance

Dated this 12TH day of MARCH, 2021

Brian Towne

Brian Towne
Asst. Village Mgr.

SUBSCRIBED and SWORN to before me this

12TH Day of MARCH, 2021

Donna M. Nagel



Dr. Sandra Bury
Village President

Jane M. Quinlan, MMC
Village Clerk

Randy Palmer
Village Manager

Village Trustees
Tim Desmond
Paul A. Mallo
Alex G. Olejniczak
Thomas E. Phelan
Bud Stalker
Terry Vorderer

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