

# UNOFFICIAL COPY

16220993

## TRUSTEE'S DEED

Doc#: 2120920486 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 07/28/2021 01:11 PM Pg: 1 of 2

Dec ID 20210701608412  
ST/CO Stamp 0-158-003-984 ST Tax \$190.00 CO Tax \$95.00

Above Space for Recorder's Use Only

**THIS INDENTURE**, made this 22nd day of July 2021, by Catherine A. O'Shea, as Trustee of Catherine A. O'Shea Trust, dated May 30, 2017, of the Village of Oak Lawn, County of Cook, State of Illinois, hereinafter referred to as Grantor, and LaTisa Moore, an unmarried woman of 3801 W. Columbus Drive, Unit 1, of the City of Chicago, County of Cook, State of Illinois, hereinafter referred to as Grantee:

**WHEREAS**, Grantor is the duly acting Trustee of Catherine A. O'Shea Trust dated May 30, 2017, with full power and authority to execute this instrument pursuant to the trust instrument referred to herein.

**NOW, THEREFORE**, the Grantor, not individually but as such Trustee, in consideration of the sum of TEN DOLLARS (\$10.00) in hand paid by Grantee, the receipt and sufficiency of which is hereby acknowledged, does hereby Grant, Sell and Convey to: LaTisa Moore, an unmarried woman of 3801 W. Columbus Dr, Unit 1, Chicago, IL 60652 pursuant to said power and authority referred to above, as well as every other power and authority thereunto enabling, in the following described real estate situated in Cook County, Illinois, commonly known as 9440 South 51st Avenue, Unit 308, Oak Lawn, IL 60453, legally described as:

Parcel 1:

**USI**

Units 308 and P48 in 51st Avenue Station Condominium as delineated in the survey the following described property:

51st Avenue Station, a planned Unit Development, being a consolidation of part of the West One-Half (1/2) of the West One-Half (1/2) of the Southeast One-Quarter (1/4) of Section 4, Township 37 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois, as shown on the Plat of consolidation recorded as Document Number 0422419054, which survey attached as Exhibit "D" to the Declaration of Condominium recorded Document 0519919039, together with their percentage interest in the common elements.

Parcel 2:

Exclusive right to use for Storage purposes in and to Storage Space No. SS308, a limited common element, as set forth and defined in said Declaration of Condominium and survey attached thereto, in Cook County, Illinois.

**SUBJECT TO:** Covenants, conditions and restrictions of record and public and utility easements.


Permanent Index Number: 24-04-417-046-1027 and 24-04-417-046-1117

Addresses of Real Estate: 9440 South 51st Avenue, Unit 308 and P48, Oak Lawn, IL 60453

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TOGETHER WITH ALL right, title, and interest whatsoever, at law or in equity of said Trustee, in and to the premises.

IN WITNESS WHEREOF, Grantor, not individually, but as Trustee aforesaid, has hereunto set her hand and seal the day and year first above written.

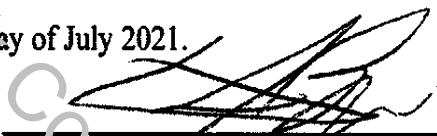
  
Catherine A. O'Shea, as Trustee of the Catherine A. O'Shea Trust, dated May 30, 2017

STATE OF ILLINOIS )  
) ss  
COUNTY OF COOK )

I, the undersigned, a Notary Public In and for said County, in the State aforesaid, DO HEREBY CERTIFY that Catherine A. O'Shea, as Trustee of the Catherine A. O'Shea Trust, dated May 30, 2017 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 she signed, sealed and delivered the said instrument as such Trustee for the uses and purposes therein set forth.

Given under my hand and official seal this 22nd day of July 2021.



  
NOTARY PUBLIC  
Commission expires 8/15/24



This instrument was prepared by: Patrick J. Biggane, 9924 S. Walden Parkway, Chicago, IL 60643

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:  
LaTisa Moore  
9440 South 51st Avenue, Unit 308  
Oak Lawn, IL 60453

Village of Oak Lawn Real Estate Transfer Tax \$50 06169

Village of Oak Lawn Real Estate Transfer Tax \$200 04957

REAL ESTATE TRANSFER TAX		26-Jul-2021
	COUNTY:	95.00
	ILLINOIS:	190.00
	TOTAL:	285.00
24-04-417-046-1027		20210701606412   0-158-003-984

Village of Oak Lawn Real Estate Transfer Tax \$500 05162

Village of Oak Lawn Real Estate Transfer Tax \$200 04956