

THIS INSTRUMENT PREPARED BY:  
THE FRY GROUP, LLC  
Vanessa Cici Fry  
18W140 Butterfield Road, Suite 1100  
Oak Brook Terrace, IL 60181



Doc# 2123506084 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 08/23/2021 02:41 PM PG: 1 OF 2

**MAIL RECORDED DEED TO:**

Tom Anselmo  
1771 W. Diehl Road, Suite 120  
Naperville, IL 60563

**MAIL FUTURE TAX BILLS TO:**

Tol Anderson Foster and Minjung Ryu  
300 Blythe Road  
Riverside, IL 60546  
2145T 11711

**TRUSTEE'S DEED**

Statutory (Illinois)

This Indenture made this 21st day of July, 2021, by and between, Carlos Cuevas, as Trustee of the Carlos Cuevas Trust dated January 24, 2004, and Patricia Cuevas, as Trustee of the Patricia Cuevas Trust dated January 24, 2004, as tenants by the entirety, party of the first part Tol Anderson Foster and Minjung Ryu, \_\_\_\_\_ party of the second part.

Witnesseth. THE GRANTOR, Carlos Cuevas, as Trustee of the Carlos Cuevas Trust dated January 24, 2004, and Patricia Cuevas, as Trustee of the Patricia Cuevas Trust dated January 24, 2004, as tenants by the entirety, of the Village of Riverside, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, **CONVEY(S) AND WARRANT(S):** Tol Anderson Foster and Minjung Ryu of 802 University Lane, Unit#1B, Chicago, Illinois 60608 of all right, title, and interest in the following described real estate situated in the County of DuPage, State of Illinois, to wit:

**LEGAL DESCRIPTION**

THAT PART OF LOT 1094 LYING WESTERLY OF A LINE DRAWN FROM THE CENTER OF THE NORTHERLY OR REAR LINE OF SAID LOT 1094 OF THE CENTER OF THE SOUTHERLY OR FRONT LINE OF SAID LOT 1094 IN BLOCK 24 IN THE THIRD DIVISION OF RIVERSIDE IN THE SOUTH 1/2 OF SECTION 25 AND THE NORTH 1/2 OF SECTION 36, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS.

Buyer Attorney or Buyer check applicable and strike others:

individually \_\_\_\_\_ as Tenants in Common \_\_\_\_\_ as Joint Tenants

X not as Joint Tenants, nor Tenants in Common, but as Tenants by the Entirety.

Property Address: 300 Blythe Road, Riverside, IL 60546

Return To:  
Hubbard Street Title  
15000 S. Cicero Ave  
Oak Forest, IL 60452

S Y  
P 2  
S Y-1  
SC \_\_\_\_\_  
INT R

*10/2*

Permanent Index Number: 15-25-415-013-0000

# UNOFFICIAL COPY

TO HAVE AND TO HOLD said premises as Tenants by the Entirety, forever.

Subject to Covenants and general real estate taxes for the year 2021 and subsequent years which are not yet due or payable.

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.



Dated this 20th day of July, 2021.

Carlos Cuevas, as Trustee of the Carlos Cuevas Trust dated January 24, 2004, and Patricia Cuevas, as Trustee of the Patricia Cuevas Trust dated January 24, 2004, as tenants by the entirety

Carlos Cuevas  
Carlos Cuevas, as Trustee

Patricia Cuevas  
Patricia Cuevas, as Trustee

State of Illinois )  
                          ) SS.  
County of Cook )

REAL ESTATE TRANSFER TAX		19-Aug-2021
		COUNTY: 228.50
		ILLINOIS: 457.00
		TOTAL: 685.50
15-25-415-013-0000		20210701615252   0-835-536-656

**Compliance or Exemption Approved**  
**Village of Riverside**  
BY: Alma Walker  
Date: 7-26-2021

I, the undersigned, a Notary Public in and for said County in the State aforesaid, do hereby certify that the Grantor, Carlos Cuevas, as Trustee of the Carlos Cuevas Trust dated January 24, 2004, and Patricia Cuevas, as Trustee of the Patricia Cuevas Trust dated January 24, 2004, as tenants by the entirety, to be the same people whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their 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 20th day of July, 2021.



[Signature]  
Notary Public