

UNOFFICIAL COPY

TRUSTEE'S DEED
(Illinois)

Doc#: 2127125273 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/28/2021 02:57 PM Pg: 1 of 2

Dec ID 20210901684227
ST/CO Stamp 0-593-223-824 ST Tax \$129.00 CO Tax \$64.50
City Stamp 0-991-289-488 City Tax: \$1,354.50

MAIL TO:
Mr. Joseph A. Morris
Attorney at Law
6171 N. Sheridan Road, #312
Chicago, IL 60660

NAME AND ADDRESS OF TAXPAYER:
Joseph and Kathleen Morris
6171 N. Sheridan Road, #301
Chicago, IL 60660

RECORDER'S STAMP

THE GRANTOR(S) James M. Rose, Jr.*, a married man, of 1421 Dale Drive, Elgin, Illinois and Judith D. Boschan*, a married woman, of 503 Cottonwood Lane, Schaumburg, Illinois, as trustees under the Rose Boschan Real Estate Trust Dated October 10, 2013 for and in consideration of TEN AND NO/ 100'S (\$10.00) and other good and valuable considerations in hand paid, and in pursuance of the power and authority vested in the Grantor as said Trustee and of every other power and authority the Grantor does CONVEY, WARRANT AND QUITCLAIM to: JOSEPH A. MORRRIS and KATHLEEN K. MORRIS, Husband and Wife of 6171 N. Sheridan Road #312, Chicago, Illinois, not as Joint Tenants or Tenants in Common, but as TENANTS BY THE ENTIRETY, all interest in the following described Real Estate in the County of Cook, in the State of Illinois, to wit:

UNIT NO. 301, IN THE GRANVILLE BEACH CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PARCEL 1: LOTS 1 AND 2 (EXCEPT THE WEST 14 FEET THEREOF) IN BLOCK 9 IN COCHRAN'S SECOND ADDITION TO EDGEWATER IN THE EAST FRACTIONAL HALF OF SECTION 5, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. PARCEL 2: ALL THE LAND LYING EASTERLY OF LOTS 1 AND 2, SOUTHERLY OF THE NORTH LOT LINE OF LOT 1 EXTENDED EASTERLY, NORTHERLY OF THE SOUTH LOT LINE OF LOT 2 EXTENDED EASTERLY, AND WESTERLY OF THE BOUNDARY LINE ESTABLISHED BY DECREE OF THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS IN CASE NUMBER 67CH1768, ALL IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 25192636 AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Permanent Index Number(s): 14-05-211-023-1001 (Vol. 472)
Property Address: 6171 N Sheridan Rd #301 Chicago, IL 60660-2843

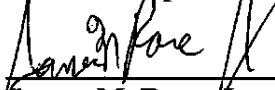
hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. **TO HAVE AND TO HOLD** said premises as husband and wife, not as Joint Tenants or Tenants in Common, but as **TENANTS BY THE ENTIRETY** forever. **SUBJECT TO:** general real estate taxes not due and payable at the time of Closing; covenants, conditions, and restrictions of record; and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due or payable at the time of Closing.

*The subject property is not homestead property to this Grantor

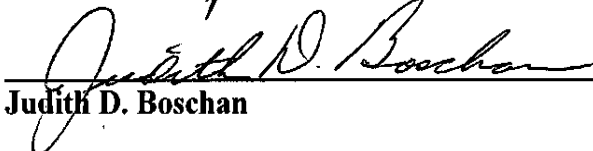
FIRST AMERICAN TITLE

FILE # AF1015636

DATED: September 24, 2021



James M. Rose, Jr. (SEAL)



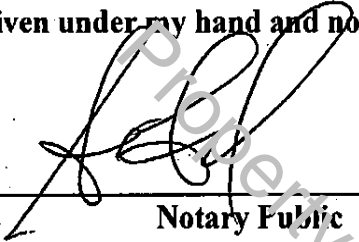
Judith D. Boschan (SEAL)

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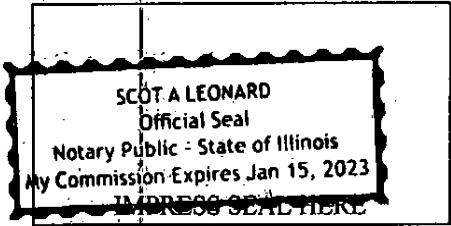
STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said county, in the State aforesaid, DO HEREBY CERTIFY THAT James M. Rose, Jr. of 1421 Dale Drive, Elgin, Illinois and Judith D. Boschan of 503 Cottonwood Lane, Schaumburg, Illinois, personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 September 24, 2021.



Notary Public



NAME AND ADDRESS OF PREPARER:
Scot A. Leonard, Attorney
1058 Inverness Drive
Antioch, IL 60002

COUNTY-ILLINOIS TRANSFER STAMPS
EXEMPT UNDER PROVISIONS OF
PARAGRAPH _____,
SECTION 31-45, REAL ESTATE TRANSFER
TAX LAW

DATE:

Buyer, Seller or Representative

Property of Cook County Clerk's Office