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TRUSTEE'S DEED
(ILLINOIS)

Doc#: 2131321000 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 11/09/2021 07:09 AM Pg: 1 of 4

Dec ID 20211101627180
ST/CO Stamp 0-879-250-576 ST Tax \$200.00 CO Tax \$100.00

Chicago Title / RSM
21GSA708090HH
(182)

THIS INDENTURE, made this 3rd day of November, 2021 between Sharon M. McKinney, as Trustee under the Sharon M. McKinney Declaration of Trust dated April 11, 2011, duly authorized to accept and execute trusts within the State of Illinois, not personally but as Trustee(s) under the provisions of a deed or deeds in trust duly recorded and delivered in pursuance of a certain trust agreement dated April 11, 2011, and known as the Sharon M. McKinney Declaration of Trust dated April 11, 2011, Grantor(s), and Brandon Boylan and Rita M. Johnson, husband and wife, as tenants by the entirety, Grantee(s).

WITNESSETH, the said Grantor(s) for consideration of the sum of Ten Dollars (\$10.00) receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor(s) as said Trustee(s), and of every other power and authority the Grantor(s) hereunto enabling, do(es) hereby convey and Quit Claim unto the Grantee(s), in fee simple, the following described real estate, situated in the County of Cook, State of Illinois, to wit:

THE SOUTH 166 FEET OF THE EAST 98 FEET OF THE WEST 327.45 FEET OF THE NORTH 1/2 OF THE SOUTH 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 28, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number(s): 24-28-203-028-0700

Address of Real Estate: 4920 W 122nd St., Alsip, IL 60803

Together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

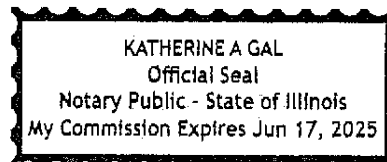
To Have and to Hold the same unto said party of the second part, and to the proper use, benefit and behoof, forever, of said party of the second part.

This deed is executed by the part of the first part, as Trustee(s), as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in it by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling. This deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

Releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

IN WITNESS WHEREOF, the Grantor(s), as Trustee(s) aforesaid, have hereunto set hand and seal this 3 day of November, 2021.

Sharon M. McKinney
Sharon M. McKinney, as Trustee under the Sharon M. McKinney Declaration of Trust dated April 11, 2011



STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Sharon M. McKinney personally known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed, and delivered the said instrument as

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his/her/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 official seal, this 3 day of November 2021

[Signature]
(Notary Public)

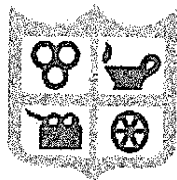
Prepared By:
Katherine A. Gal
Attorney At Law
7 Katie Road
Lemont, IL 6039

Mail To:
Brandon Baylen
4920 W 122nd St
Alsip IL 60803

Send Subsequent Tax Bills to:
Brandon Baylen
4920 W 122nd St
Alsip IL 60803

Property of Cook County Clerk's Office

Real Estate Transfer Tax



Village of
Alsip

Amount: \$700.00

Date: NOV 2nd, 2021

Initials: ALA

Number: 334

2021

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PLAT ACT AFFIDAVIT

STATE OF ILLINOIS)
)
 COUNTY OF COOK) ss

Sharon M. McKinney, as Trustee under the Sharon M. McKinney Declaration of Trust dated April 11, 2011 being duly sworn on oath, state that she resides at 12440 S. Benck Dr., Apt 211, Alsip, IL 60803

That the attached deed is not in violation of Paragraph 1 of Chapter 109 of the Illinois Revised Statutes for one of the following reasons: *

A. Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed.

-OR-

B. The conveyance falls into one of the following exemptions enumerated in Paragraph 1:

1. The division or subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access;
2. The division of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access;
3. The sale or exchange of parcels of land between owners of adjoining and contiguous land;
4. The conveyance of parcels of land or interest therein for use as a right of way for railroads or other public utility facilities and other pipe lines which does not involve any new streets or easements of access;
5. The conveyances of land owned by a railroad or other public utility which does not involve any new streets or easements of access;
6. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use;
7. Conveyances made to correct descriptions in prior conveyances;

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- 8. The sale or exchange of parcels or tracts of land following the division into no more than 2 parcels of a particular parcel or tract of land existing on July 17, 1959 and not involving any new street or easements of access;
- 9. The sale of a single lot of less than 5 acres from a larger tract when a survey is made by a registered surveyor; provided, however, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973.

• **CIRCLE NUMBER AND/OR LETTER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.**

Affiant further states that she make this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

Sharon M. McKinney
 Sharon M. McKinney, as Trustee under the Sharon M. McKinney Declaration of Trust dated April 11, 2011



Subscribed and sworn to before me this 3rd day of November, 2021

Katherine A Gal
 Notary Public

Property of Cook County Clerk's Office