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TRUSTEE'S DEED JOINT TENANCY

This indenture made this 7th day of January, 2022, 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 21st day of December, 1967, and known as Trust Number 25752, party of the first part, and Estanisiao Perez and Martha Perez, as joint tenants with rights of survivorship, and not as tenants in common parties of the second part

Doc#. 2201955135 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 01/19/2022 11:22 AM Pg: 1 of 4

Dec ID 20220101691908

ST/CO Stamp 0-719-392-400 ST Tax \$265.00 CO Tax \$132.50

City Stamp 1-562-447-504 City Tax: \$2,782.50

Reserved for Recorder's Office

whose address is: 5101 N. Oakley Chicago, IL 60625

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 parties of the second part, not as tenants in common, but as joint tenants, the following described real estate, situated in Cook County, Illinois, to wit:

SEE EXEHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

MIP.

Property Address: 2709 W. Peterson, Chicago, IL-69625-60659

Permanent Tax Number: 13-01-401-006-0000

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part forever not in tenancy in common, but in joint tenancy.

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 deiry ory hereof.

REAL ESTATE TRANSFER TAX			14-Jan-2022
	S TOP IN	COUNTY:	132.50
a significant		ILLINOIS:	265.00
		TOTAL:	397.50
13-01-401	-006-0000	20220101691908	(1-719-392-400

REAL ESTATE TRANS	FER TAX	14-Jan-2022
ASTA.	CHICAGO:	1,987.50
	CTA:	795.00
	TOTAL:	2,782.50 *
13-01-401-006-0000	20220101691908	1-562-447-504

^{*} Total does not include any applicable penalty or interest due.

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IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be affixed, and has caused its name to be signed to these presents by its Assistant Vice President, the day and year first above written.



CHICAGO TITLE LAND TRUST COMPANY,

as Successor Trustee as Aforesaid

Patricia L. Marti

Patricia L. Martinez
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 he/she signed and delivered the said instrument as his/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 his/her own free and voluntary act and as the free and voluntary act of the Company.

Given under my hand and Notarial Seal this 7th day of January, 2022.

CARRIE ANNE GROELLER Official Seal Notary Public - State of Illinois My Commission Expires Mar 26, 2025

This instrument was prepared by:
Patricia L. Martinez
CHICAGO TITLE LAND TRUST COMPANY
10 S. LaSalle Street

W PUBLIC

Suite 2750 Chicago, IL 60603

AFTER RECORDING, PLEASE MAKE TO:

NAME .

ADDRESS

CITY, STATE

SEND SUBSEQUENT TAX BILL® TO:

NAME

ADDRESS

CITY, STATE

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EXHIBIT "A"

LOT 3 IN BLOCK 7 IN W.F. KAISER & COMPANY'S ARCADIA TERRACE, BEING A SUBDIVISION OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 (EXCEPT THE WEST 33 FEET THEREOF) AND THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property address: 2709 West Peterson Avenue, Chicago, IL 60659 LOXCOOK COUNTY CLORK'S OFFICE

Tax Number: 12-01-401-006-0000

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MAIL TAX BILL TO:
Estantisha Perez and Martha Perez
2709 West Peterson 40e
Chicago, IL 60659

MAIL RECORDED DEED TO: Estanislao Perez and Martha Perez 2709 West Peterson Ave Deny of Cook County Clerk's Office Chicago, JL 60659