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TRUSTEE'S DEED JOINT TENANCY

Doc#: 2201955135 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/19/2022 11:22 AM Pg: 1 of 4

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 **Estanislao Perez and Martha Perez**, as **joint tenants with rights of survivorship, and not as tenants in common** parties of the second part

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

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

CT

Reserved for Recorder's Office

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 EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF



Property Address: 2709 W. Peterson, Chicago, IL ^{Ave} ~~60625~~ 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 delivery hereof.

REAL ESTATE TRANSFER TAX		14-Jan-2022
	COUNTY:	132.50
	ILLINOIS:	265.00
	TOTAL:	397.50
13-01-401-006-0000 20220101691908 0-719-392-400		

REAL ESTATE TRANSFER TAX		14-Jan-2022
	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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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
Tax Number: 13-01-401-006-0000

Property of Cook County Clerk's Office

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MAIL TAX BILL TO:

Estanislao Perez and Martha Perez
2709 West Peterson Ave
Chicago, IL 60659

MAIL RECORDED DEED TO:

Estanislao Perez and Martha Perez
2709 West Peterson Ave
Chicago, IL 60659

Property of Cook County Clerk's Office