

# UNOFFICIAL COPY

## TRUSTEE'S DEED (ILLINOIS)

Doc#: 2203242173 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 02/01/2022 03:44 PM Pg: 1 of 2

Dec ID 20220101698730  
ST/CO Stamp 0-773-767-568 ST Tax \$220.00 CO Tax \$110.00

*exw Chase Center 40 Trust, a land Trust (an executory Trust), Timothy Hamilton as Trustee*  
~~THE GRANTOR DECLARATION OF TRUST AND LAND TRUST AGREEMENT DATED~~  
SEPTEMBER 20, 2011, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), in hand paid, and pursuant to the power and authority vested in the Grantor as trustee, convey to ALFRED POWELL, of COOK COUNTY Illinois all interest in the following described real estate commonly known as 40 E. Center Street, Glenwood, IL 60425, and legally known as:

**Lot 23 (Except the East 10 feet) and the East 20 feet of Lot 24 in the Subdivision of all of Block 1 in Franz Czarra's Addition to Glenwood in the Southwest Quarter of Section 3, Township 35 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.**

### SUBJECT TO:

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

This deed is executed by the party of the first part, as Trustee, 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 hereunto enabling, SUBJECT, HOWEVER, to: the liens of all trust deeds and/or mortgages upon said real estate, if any, of record in said county; all unpaid general taxes and special assessments and other liens and claims of any kind; pending litigation, if any, affecting the said real estate; building lines; building, liquor and other restrictions of record, if any; party walls, party wall rights and party wall agreements, if any; Zoning and Building Laws and Ordinances; mechanic's lien claims, if any; easements of record, if any; and rights and claims of parties in possession; and to those additional items, if any, listed on the reverse side hereof which are hereby incorporated by reference herein.

Permanent Real Estate Index Number(s): **32-03-317-037-0000**

Dated this 13th January, 2022.

*Richard Hamilton, as Director*  
Richard Hamilton, as Director

NO. 7193  
AMOUNT 1100  
DATE 1/11/22  
SOLD BY EL



### REAL ESTATE TRANSFER TAX

28-Jan-2022



COUNTY: 110.00  
ILLINOIS: 220.00  
TOTAL: 330.00

32-03-317-037-0000

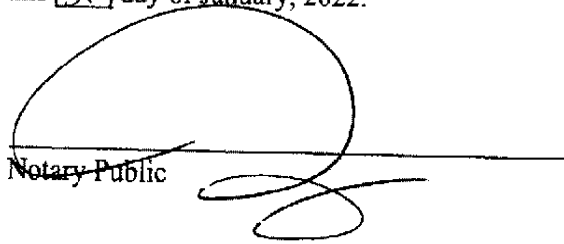
| 20220101698730 | 0-773-767-568

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STATE OF Indiana )  
 )  
 COUNTY OF LAKE ) SS, CHASE CENTER TRUST, A LAND TRUST (AN EXECUTORY TRUST)  
 ) TIMOTHY HAMILTON AS TRUSTEE (TW)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Richard Hamilton, as Director ~~under the Declaration of Trust and Land Trust Agreement dated September 20, 2022~~, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered in the instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 13th day of January, 2022.

  
 Notary Public



THIS INSTRUMENT PREPARED BY  
 Sebastian Kos  
 Sebastian Kos Law Office  
 5529 S. Monroe  
 Hinsdale, IL 60521

~~MAIL TO:~~  
 Sebastian Kos Law Office  
 5529 S. Monroe  
 Hinsdale, IL 60521

SEND SUBSEQUENT TAX BILLS TO:  
 Alfred Powell  
 40 E. Center Street  
 Glenwood, IL 60425

Return To:  
 Wheatland Title Company  
 105 W. Veterans Parkway, Yorkville, IL 60560

YVL-SFH-2021CO-7307-0

Property of County Clerk's Office