

UNOFFICIAL COPY

Doc#: 2206820068 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/09/2022 06:54 AM Pg: 1 of 4

TRUSTEE'S DEED

Mail to:

Joaquin Uribe Jimenez and
Hilla Uribe Jimenez
2066 N. Lincoln Ave.
Chicago, IL 60614

Dec ID 20220201629526
ST/CO Stamp 0-235-226-512 ST Tax \$1,202.50 CO Tax \$601.25
City Stamp 0-547-177-872 City Tax: \$12,626.25

Name and Address of Taxpayers:

Joaquin Uribe Jimenez and
Hilla Uribe Jimenez
2066 N. Lincoln Ave.
Chicago, IL 60614

THIS INDENTURE made this 16th day of February, 2022 between Joseph Laurence Costin Jr., a/k/a J. Laurence Costin, Jr., as Trustee of the Joseph Laurence Costin, Jr. Declaration of Trust dated May 18, 1987, the Grantee, of the City of Chicago, State of Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: for and in consideration of the sum of Ten and no/100 Dollars, and other good and valuable consideration, the Grantor hereby conveys and grants to:

Joaquin Uribe Jimenez and Hilla Uribe Jimenez, husband and wife, the Grantee, as Tenants by the Entirety,

the following described real estate situated and existing in Cook County, State of Illinois, to wit:

UNIT 2066 IN THE CONDOMINIUM TOWNHOMES OF DICKENS POINTE, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARCEL 1: A PARCEL OF LAND COMPRISING PARTS OF LOTS 3, 4, 5, 6 AND THE NORTHEASTERLY 1/2 OF THE ALLEY, SOUTH AND ADJOINING SAID LOTS, ALL IN J. WADDINGTON'S SUBDIVISION OF THE EAST 3 ACRES OF BLOCK 29 IN CANAL TRUSTEES' SUBDIVISION IN SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS ALSO SAID PARCEL OF LAND COMPRISES LOTS 14, 15, 16, 17 AND PART OF LOTS 22 THROUGH 25, AND ALL OF LOTS 18 THROUGH 21, INCLUSIVE, IN THE SUBDIVISION OF THE WEST 2 ACRES OF BLOCK 29 ALSO LOTS 1 AND 2 IN J. WADDINGTON'S SUBDIVISION OF THE EAST 3 ACRES OF BLOCK 29 IN CANAL TRUSTEES' SUBDIVISION, AFORESAID; ALL OF THE ABOVE LOTS AND ALLEY BEING TAKEN AS A TRACT, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTH WEST CORNER OF LOT 14 IN THE SUBDIVISION OF THE WEST 2 ACRES OF BLOCK 29, AFORESAID; THENCE EAST ALONG THE SOUTH LINE OF SAID LOT 14 AND SAID SOUTH LINE; EXTENDED, A DISTANCE OF 96.90 FEET; THENCE SOUTHEASTERLY 27.38 FEET TO A POINT 19.30 FEET SOUTH OF THE FIRST DESCRIBED LINE EXTENDED EAST SAID POINT BEING IN THE EAST LINE AS EXTENDED NORTH, OF THE 16 FOOT

UNOFFICIAL COPY

ALLEY AS LAID OUT IN THE SUBDIVISION OF THE WEST 2 ACRES OF SAID BLOCK 29; THENCE SOUTH ALONG THE EAST LINE OF SAID 16 FOOT ALLEY, AS EXTENDED NORTH, A DISTANCE OF 86.06 FEET, MORE OR LESS, TO THE CENTER LINE OF A 30 FOOT ALLEY AS LAID OUT IN J. WADDINGTON'S SUBDIVISION OF THE EAST 3 ACRES OF SAID BLOCK 29; THENCE SOUTHEASTERLY ALONG THE CENTER LINE OF SAID 30 FOOT ALLEY, A DISTANCE OF 70.94 FEET TO A LINE THAT IS 50 FEET DUE EAST OF AND PARALLEL TO THE EAST LINE OF THE AFOREMENTIONED 16 FOOT ALLEY; THENCE NORTH ALONG SAID LINE EXTENDED, WHICH IS 50 FEET DUE EAST OF AND PARALLEL TO THE EAST LINE OF SAID 16 FOOT ALLEY, A DISTANCE OF 184.43 FEET, MORE OR LESS, TO THE SOUTHWESTERLY LINE OF NORTH LINCOLN AVENUE; THENCE NORTHWESTERLY ALONG THE SOUTHWESTERLY LINE OF NORTH LINCOLN AVENUE, TO THE EAST LINE OF NORTH CLEVELAND AVENUE; THENCE SOUTH ALONG THE EAST LINE OF NORTH CLEVELAND AVENUE, TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE SOUTHWESTERLY 1/2 OF THAT PART OF THE THIRTY (30) FOOT PUBLIC ALLEY LYING NORTH OF AND ADJOINING LOTS 1 AND 2 LYING EAST OF THE WEST LINE OF SAID LOT 1 EXTENDED NORTH AND LYING WEST OF THE EAST LINE OF SAID LOT 2 EXTENDED NORTH, ALL IN JOHN COSTELLO'S SUBDIVISION OF LOTS 23 TO 26 - INCLUSIVE, IN J. WADDINGTON'S SUBDIVISION OF THE EAST 3 ACRES OF BLOCK 29 IN CANAL TRUSTEE'S SUBDIVISION IN SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 88055099, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

STREET ADDRESS: 2066 N. Lincoln Avenue, Chicago, IL 60614

PERMANENT TAX INDEX NUMBER: 14-33-131-053-1005

Subject only to the following permitted exceptions, provided none of which shall materially restrict the reasonable use of the premises as a residence: (a) general real estate taxes not due and payable at the time of Closing; (b) applicable zoning, building laws and ordinances; (c) the limitations and conditions imposed by the Condominium Property Act; (d) the limitations and conditions imposed by the Municipal Code of Chicago; (e) the covenants, conditions, restrictions and building lines of record; (f) the Condominium Declaration, including all amendments and exhibits thereto; (g) acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; (h) encroachments, if any, as shown on the Plat of Survey attached to the Declaration; (i) public utility easements; (j) private easements, although Purchaser shall not take the property subject to any private easements not established by the Declaration; (k) installments due after the date of closing for assessments established pursuant to the Condominium Declaration.

Together with all tenements and appurtenances thereunto belonging.

UNOFFICIAL COPY

TO HAVE AND TO HOLD the same unto said Grantee forever.

This Deed is executed pursuant to and in the exercise of the powers and authority granted to and vested in said trustee by the terms of said deed into trust delivered to said Trustee in pursuance of the Trust agreement above mentioned.

In witness whereof, Grantor has executed this document this 16th day of February, 2022.

Joseph Lawrence Costin Jr. TRUSTEE
Joseph Lawrence Costin Jr., as Trustee aforesaid

22146825
Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453

REAL ESTATE TRANSFER TAX 03-Mar-2022



CHICAGO:	9,018.75
CTA:	3,607.50
TOTAL:	12,626.25 *

14-33-131-053-1005 | 20220201629526 | 0-547-177-872

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

REAL ESTATE TRANSFER TAX

03-Mar-2022



COUNTY:	301.25
ILLINOIS:	1,202.50
TOTAL:	1,803.75

14-33-131-053-1005 | 20220201629526 | 0-235-226-512

Office

