

# UNOFFICIAL COPY

## TRUSTEE'S DEED

This indenture made this 10th day of March, 2022, between **CHICAGO TITLE LAND TRUST COMPANY**, a corporation of Illinois, as 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 the 9th day of July, 2018 and known as Trust Number 8002378485 party of the first part, and

Doc#: 2207655019 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/17/2022 10:30 AM Pg: 1 of 2

Dec ID 20220301646776  
ST/CO Stamp 1-976-210-832 ST Tax \$352.00 CO Tax \$176.00  
City Stamp 1-439-339-920 City Tax: \$3,696.00

**SHONICE M. BRIFFORD**, *a single person*  
party of the second part

whose address is :  
130 N. Hoyne, Apt B,  
Chicago, IL 60612

*SC 22003955 1/2*  
**FIDELITY NATIONAL TITLE**

**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 party of the second part, the following described real estate, situated in COOK County, Illinois, to wit:

LOT 31 IN BLOCK 1 IN WALKER AND ARMOUR'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF BLOCKS 7 AND 8 IN PIPER'S SUBDIVISION OF THE SOUTH 45 ACRES OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.


*ST.*  
Address of Property: 1137 S. WHIPPLE/CHICAGO, IL 60612.

Property Tax Number: 16-13-327-014-0000.

together with the tenements and appurtenances thereunto belonging.



TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoove forever of said party of the second part.

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 given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

REAL ESTATE TRANSFER TAX		10-Mar-2022
	CHICAGO:	2,640.00
	CTA:	1,056.00
	<b>TOTAL:</b>	<b>3,696.00 *</b>

16-13-327-014-0000 | 20220301646776 | 1-439-339-920

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

REAL ESTATE TRANSFER TAX		10-Mar-2022
	COUNTY:	176.00
	ILLINOIS:	352.00
	<b>TOTAL:</b>	<b>528.00</b>

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IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be here to 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 Trustee as Aforesaid

By: *Patricia Martinez*  
Patricia Martinez / Assistant Vice President

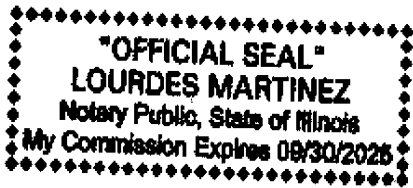
State of Illinois  
County of Cook

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 10th day of March, 2022

*Loures Martinez*  
NOTARY PUBLIC



This instrument was prepared by:  
**CHICAGO TITLE LAND TRUST COMPANY**  
10 S. LaSalle Street, Suite 2750  
Chicago, IL 60603

AFTER RECORDING, PLEASE MAIL TO:

Shonice M Brifford  
1137 S Whipple St.  
Chicago IL 60612

SEND SUBSEQUENT TAX BILLS TO:

Shonice M Brifford  
1137 S Whipple St.  
Chicago IL 60612