

UNOFFICIAL COPY

TRUSTEE'S DEED

THIS INDENTURE Made this 8th day of December, 2021, between **FIRST MIDWEST BANK**, Joliet, Illinois, as Trustee or successor Trustee under the provision of a deed or deeds in trust, duly recorded and delivered to said Bank in pursuance of a trust agreement dated the 27th day of September, 2007, and known as Trust Number 00098, party of the first part and **RICHARD CHAGGYA**, of 1837 West 47th Street, Chicago, IL 60609, party of the second part.



Doc# 2208057022 Fee \$88.00

SHSP FEE: \$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 03/21/2022 12:14 PM PG: 1 OF 3

WITNESSETH, that said party of the first part, in consideration of the sum of TEN and no/100, (\$10.00) Dollars and other good and valuable considerations in hand paid, does hereby convey and quit claim unto said party of the second part, all interest in the following described real estate, situated in Cook County, Illinois, to-wit:

Lot 2 in John Pecha's Subdivision of the East 1/2 of the West 1/2 of Block 11 in Stone and Whitney's Subdivision of parts of Sections 6 and 7, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

together with the tenement 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 behoof of said party of the second part forever.

Subject to: Mortgage, or Trust Deed, liens, encumbrances, easements, covenants, conditions and restrictions of record, if any; general real estate taxes for the year 2021 and subsequent; and

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.

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

FIRST MIDWEST BANK, as Trustee as aforesaid,

By: [Signature]
Authorized Signer

Attest: [Signature]
Authorized Signer

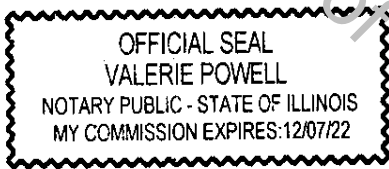
UNOFFICIAL COPY

STATE OF ILLINOIS,
COUNTY OF WILL.

Ss:

I, the undersigned, a Notary Public in and for said County, in the State aforementioned DO HEREBY CERTIFY that Peggy A. Regas, Authorized Signer of FIRST MIDWEST BANK, Joliet, Illinois and Jennifer E. Hoff, the attesting Authorized Signer thereof, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Land Trust Officer and the attesting Authorized Signer respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth; and the said attesting Authorized Signer did also then and there acknowledge that she as custodian of the corporate seal of said Bank did affix the said corporate seal of said Bank to said instrument as her own free and voluntary act, and as the free and voluntary act of said Bank for the uses and purposes therein set forth.

GIVEN under my hand and seal this 8th day of December, 2021.



Valerie Powell
Notary Public.

THIS INSTRUMENT WAS PREPARED BY

Peggy Regas
First Midwest Bank - Wealth Management
2801 W. Jefferson St.
Joliet, IL 60435

PROPERTY ADDRESS

1837 West 47th Street
Chicago, IL 60609

AFTER RECORDING
MAIL THIS INSTRUMENT TO

Richard Chagoya
1837 West 47th Street
Chicago, IL 60609

PERMANENT INDEX NUMBER

20-07-202-027-0000

MAIL TAX BILL TO

Richard Chagoya
1837 West 47th Street
Chicago, IL 60609

REAL ESTATE TRANSFER TAX 21-Mar-2022



CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

20-07-202-027-0000 | 20220301657191 | 0-100-183-440

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

REAL ESTATE TRANSFER TAX 21-Mar-2022



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

20-07-202-027-0000 | 20220301657191 | 1-762-635-152

EXEMPT UNDER PROVISIONS OF PARAGRAPH 8
SECTION 31-45, REAL ESTATE TRANSFER TAX LAW DATE: 12.8.21

SIGNATURE OF BUYER, SELLER OR REPRESENTATIVE

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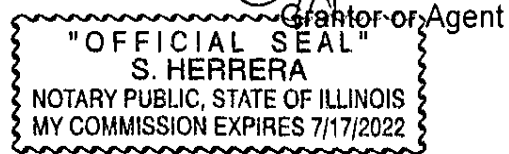
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated March 3, 2022

Signature [Signature]

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID Grantor/Agent THIS 3rd DAY OF March, 2022



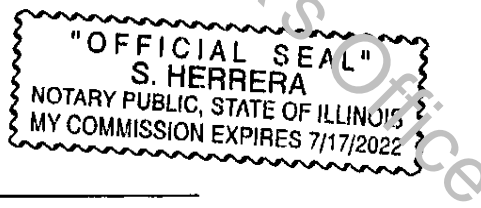
NOTARY PUBLIC [Signature]

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated March 3, 2022

Signature [Signature]
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID Agent THIS 3rd DAY OF March, 2022



NOTARY PUBLIC [Signature]

Note: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]