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Doc#: 2212421098 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/04/2022 09:26 AM Pg: 1 of 3

TRUSTEE'S DEED

**Tenancy by the Entirety
Statutory (Illinois)
(Individual to Individual)**

Dec ID 20220501603544
ST/CO Stamp 0-777-377-680 ST Tax \$953.00 CO Tax \$476.50
City Stamp 0-240-506-768 City Tax: \$10,006.50

Above Space for Recorder's Use Only

This Indenture, made this 22nd day of April, 2022, between AMY GUTTMANN, as Trustee under the AMY GUTTMANN REVOCABLE TRUST DATED NOVEMBER 21, 2017 and ISABEL CASIMIRO, as Trustee under the ISABEL CASIMIRO REVOCABLE TRUST DATED NOVEMBER 21, 2017, GRANTOR, and BENI-DE DIEU TOVEY and COLIN TOVEY, married to each other, of 4440 North Beacon Street, #2, Chicago, Illinois 60640, GRANTEE, ~~AS TENANTS BY~~ **THE ENTIRETY**

WITNESSETH, that said Grantor, in consideration of the sum of TEN AND NO/100 DOLLARS, and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor as said Trustee and of every other power and authority the Grantor hereunto enabling, does hereby grant sell and convey unto the Grantee, as TENANTS BY THE ENTIRETY, and not as Joint Tenants with rights of survivorship nor as Tenants in Common, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED AND MADE A PART HEREOF

P.I.N.: 14-05-310-038-0000
c/k/a: 1270 West Ardmore Avenue, Chicago, Illinois 60660



together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

TO HAVE AND TO HOLD SAID PREMISES, married to each other, not as Joint Tenants nor as Tenants in Common but as TENANTS BY THE ENTIRETY forever.

subject only to: covenants, conditions, and restrictions of record, and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

REAL ESTATE TRANSFER TAX		03-May-2022
	CHICAGO:	7,147.50
	CTA:	2,859.00
	TOTAL:	10,006.50 *

14-05-310-038-0000 | 20220501603544 | 0-240-506-768
* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		03-May-2022
	COUNTY:	476.50
	ILLINOIS:	953.00
	TOTAL:	1,429.50

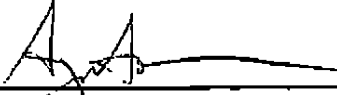
14-05-310-038-0000 | 20220501603544 | 0-777-377-680

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IN WITNESS WHEREOF, the Grantor, as Trustee as aforesaid, has hereunto set his/her hand and seal the day and year first above written.

Dated this 22 day of April, 2022



(SEAL)
AMY GUTTMANN
as Trustee as aforesaid



(SEAL)
ISABEL CASIMIRO
as Trustee as aforesaid

State of Illinois }
 } ss
County of Cook }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that AMY GUTTMANN, as Trustee as aforesaid, and ISABEL CASIMIRO, as Trustee as aforesaid, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she signed, sealed and delivered the said instrument as his/her free and voluntary act as such Trustee, for the uses and purposes therein set forth.

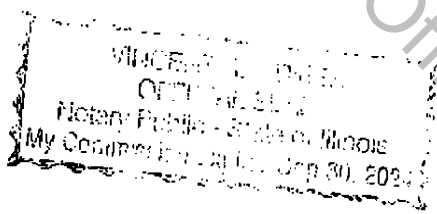
Given under my hand and official seal, this 22 day of April, 2022



NOTARY PUBLIC

My Commission Expires: September 30, 2024

This instrument was prepared by:
Vincent R. Vidmer, Esq.
The Law Office of Vincent R. Vidmer
218 North Jefferson Street
Suite 101
Chicago, Illinois 60661
Phone: (312) 878-7640



MAIL TO:
COLIN TOVEY
1270 W. ADMORE AVE.
CHICAGO, IL 60660

SEND SUBSEQUENT TAX BILLS TO:
COLIN TOVEY
1270 W. ADMORE AVE.
CHICAGO, IL 60660

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LEGAL DESCRIPTION

THE WEST 23 FEET OF LOT 15 AND THE EAST 4 1/2 FEET OF LOT 16 IN BLOCK 2 IN CAIRNDUFF'S ADDITION TO EDGEWATER, IN THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 5, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS.

P.I.N.: 14-05-310-038-0000

c/k/a: 1270 West Ardmore Avenue, Chicago, Illinois 60660

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