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TRUSTEE'S DEED IN TRUST

Doc#: 2213939074 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/19/2022 10:10 AM Pg: 1 of 3

Dec ID 20220501610457
ST/CO Stamp 1-342-119-824

This indenture made this 10th day of May, 2022, between CHICAGO TITLE LAND TRUST COMPANY, a corporation of Illinois, as Successor Trustee to First Suburban National Bank 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 8th day of July, 2005, and known as Trust Number 9907-01, party of the first part, and ITASCA BANK & TRUST as Trustee u/t/a dated 10/13/2013 known as Trust #12927

party of the second part,
whose address is:
308 W Irving Park Road
Itasca, IL 60143

Reserved for Recorder's Office

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:

A PARCEL OF LAND COMPRISING PART OF THE NORTHWEST 1/4 OF SECTION 29, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BEING DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIPE 33 FEET NORTH OF THE SOUTH LINE AND 1303.68 FEET WEST OF THE EAST LINE OF SAID NORTHWEST 1/4 OF SECTION 29 AND RUNNING THENCE NORTH PERPENDICULAR TO THE SAID SOUTH LINE OF SAID 1/4 SECTION, A DISTANCE OF 460.71 FEET TO AN INTERSECTION WITH THE WESTERLY LINE OF TRACT CONVEYED BY DEED RECORDED OCTOBER 24, 1962 AS DOCUMENT NUMBER 18627135; THENCE SOUTHWESTERLY ALONG SAID WESTERLY LINE, A DISTANCE OF 596.06 FEET TO THE SOUTHWESTERLY CORNER OF SAID TRACT, SAID SOUTHWESTERLY CORNER BEING 33 FEET NORTH OF SAID SOUTH LINE OF THE NORTHWEST 1/4 OF SECTION 29; THENCE EAST PARALLEL WITH SAID SOUTH LINE OF SAID QUARTER SECTION, A DISTANCE OF 378.21 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

Property Address: 1400 W 171st STREET, EAST HAZEL CREST IL 60429
Permanent Tax Number: 29-29-100-007-0000

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

FULL POWER AND AUTHORITY is hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to resubdivide said property as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without consideration, to convey said premises or any part thereof to a successor or successors in trust and to grant to each successor or successors in trust all of the title, estate, powers and authorities vested in said trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said property, or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, by leases to commence

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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 Assistant Vice President, the day and year first above written.



CHICAGO TITLE LAND TRUST COMPANY,
as Trustee as Aforesaid

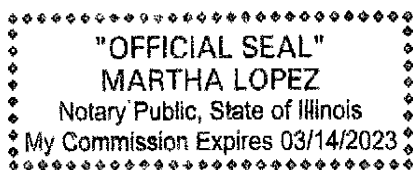
By: Linda Lee Lutz
Linda Lee Lutz, Assistant Vice President

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 Linda Lee Lutz, 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 May, 2022



[Signature]
NOTARY PUBLIC

This instrument was prepared by:
Linda Lee Lutz, AVP/LTO
CHICAGO TITLE LAND TRUST COMPANY
15255 S 94th Ave., Suite 604
Orland Park, IL 60462

AFTER RECORDING, PLEASE MAIL TO:

Joseph R. Barbara, Esq.
9760 S. Roberts Road #2A
Palos Hills IL 60465

SEND TAX BILLS TO:

ITASCA Bank & Trust
Trust # 12627
368 W. Irving Park Road
Itasca IL 60143

EXEMPT FROM TAXATION UNDER THE PROVISIONS
OF PARAGRAPH SECTION OF THE ILLINOIS REAL
ESTATE TRANSFER TAX ACT AND PARAGRAPH
SECTION OF THE COOK COUNTY TRANSFER TAX
ORDINANCE AND THE CITY OF CHICAGO 200.12(b)

2/10/22
Date

SVP
Buyer, Seller or Representative

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY SECTION 35 ILCS 200/31-47

GRANTOR SECTION

The GRANTOR or her/his agent, affirms that, to the best of her/his knowledge, the name of the GRANTEE shown on the deed or assignment of beneficial interest (ABI) 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 another 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: 5 | 10 | 20 22

SIGNATURE: *Linda Lee Lutz*

GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): AVB CTZTC

On this date of: 5 | 10 | 20 22

NOTARY SIGNATURE: *[Signature]*

AFFIX NOTARY STAMP BELOW



GRANTEE SECTION

The GRANTEE or her/his agent affirms and verifies that the name of the GRANTEE shown on the deed or assignment of beneficial interest (ABI) 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: 5 | 10 | 20 22

SIGNATURE: *[Signature]*

GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

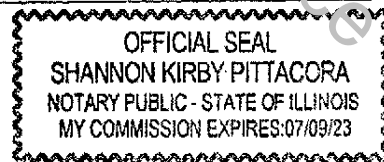
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): Itasca Bank & Trust

On this date of: 5 | 10 | 20 22

NOTARY SIGNATURE: *[Signature]*

AFFIX NOTARY STAMP BELOW



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 Act: (35 ILCS 200/Art. 31)

revised on 10.6.2015