



Doc# 2214522030 Fee \$88.00

Return To & Mail Tax Bills To:

George M. Strain, Trustee  
9864 Buttercup Dr.  
Baton Rouge, LA 70809

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/25/2022 02:29 PM PG: 1 OF 4

Prepared By:

Timothy J. Murray  
TINKOFF LAW GROUP, LLC  
413 East Main Street  
Barrington, IL 60010

**TRUSTEE'S DEED**  
(Illinois)

THIS INDENTURE, made this 15<sup>th</sup> day of February, 2022, between Laurel S. Bateman, as successor trustee under the Maryann G. Strain Trust dated December 20, 1990, **Grantor**, and George M. Strain, of 9864 Buttercup Drive, Baton Rouge, LA 70809, as trustee of the Article III Trust under the Maryann G. Strain Trust dated December 20, 1990, **Grantee**.

**WITNESSETH**, that Grantor, in consideration of TEN and no/100 (\$10.00) DOLLARS, 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 convey and quit claim unto the Grantee, and unto all and every successor or successors in trust under said trust agreement, the following described real estate, situated in the County of Cook and State of Illinois, to wit:

(See following page for legal description);

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

Permanent Index Number (PIN): 10-13-427-067-0000

Address(es) of Real Estate: 1611 Dempster Street, Evanston, IL 60201

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

THE MARYANN G. STRAIN TRUST dated December 20, 1990

By: Laurel S. Bateman, as Trustee

CITY OF EVANSTON  
EXEMPTION

REAL ESTATE TRANSFER TAX		25-May-2022
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00
10-13-427-067-0000   20220301663006   1-718-943-632		

# UNOFFICIAL COPY

Laurel S. Bateman, as Trustee

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 Laurel S. Bateman is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act as trustee, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 15<sup>th</sup> day of February 2022.

Timothy J. Murray  
\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_



<b>EXEMPT TRANSACTION</b>
Exempt under provisions of Paragraph E, Section 31-45, of the Illinois Real Estate Transfer Tax Law, 35 ILCS 200/31-45(e).
X <u>Laurel S. Bateman</u> <u>Trustee</u> <u>2/15/22</u> Buyer, Seller, or Representative                      Date

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

LOT 7 IN SUBDIVISION OF THE SOUTH 151 FEET OF BLOCK 1 OF CHASE AND PITNER'S ADDITION TO EVANSTON, A SUBDIVISION IN THE SOUTH HALF (1 /2) OF THE SOUTHWEST QUARTER (1/4) OF THE SOUTHEAST QUARTER (1/4) OF SECTION 13, TOWNSHIP 41, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly Known Address: 1611 Dempster Street, Evanston, Illinois  
P.I.N. 10-13-427-067-0000

**SUBJECT TO:** General real estate taxes not due and payable as of this date; covenants, conditions and restrictions of record; building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

The notary is the attorney who prepared this document. The attorney has the notarial record of the Residential Real Property Transaction as defined in the Illinois Notary Public Act.

# UNOFFICIAL COPY

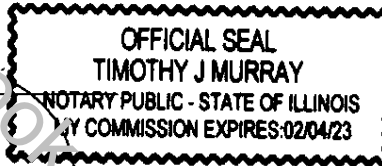
## STATEMENT BY GRANTOR AND GRANTEE

**THE GRANTOR** or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed 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 title to real estate under the laws of the State of Illinois.

**DATED:** May 4, 2022 **SIGNATURE:** Laurel J. Bateman Trustee  
Grantor or Agent

**SUBSCRIBED AND SWORN TO** before me  
this 4th day of May, 2022

Timothy J Murray  
Notary Public

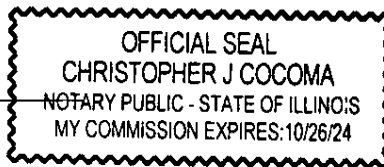


**THE GRANTEE** or his agent affirms that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation, or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership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

**DATED:** May 4, 2022 **SIGNATURE:** [Signature]  
Grantee or Agent

**SUBSCRIBED AND SWORN TO** before me  
this 4 day of May, 2022

[Signature]  
Notary Public



**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 the provisions of Section 4 of the Illinois Real Estate Transfer Act.)