



This indenture made this 28th day of February, 2022 between CHICAGO TITLE LAND TRUST COMPANY, a corporation of Illinois, as Successor 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 31st day of July, 2000 and known as Trust Number 5883 party of the first part, and

Doc# 2217841077 Fee \$61.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 06/27/2022 04:10 PM PG: 1 OF 6

WILSON TORRENCE, L.L.C., AN ILLINOIS LIMITED LIABILITY COMPANY party of the second part,

Reserved for Recorder's Office

CHI 220143122 (145)

whose address is : 200 W. Madison Street, Ste. 4200 Chicago, IL 60606

REAL ESTATE TRANSFER TAX

63572 Q 4/21/22 Calumet City - City of Homes \$ 0

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:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND INCORPORATED HEREIN

Property Address: 522 Torrence Avenue, Calumet City, IL 60409

Permanent Tax Number: 29-12-407-025-0000; 29-12-407-026-0000; 29-12-407-027-0000; 29-12-407-028-0000 29-12-407-029-0000; 29-12-407-030-0000; 29-12-407-031-0000; 29-12-407-032-0000 29-12-407-033-0000; 29-12-407-034-0000; 29-12-407-035-0000

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.

Exempt under provisions of paragraph E, Section 31-45, Real Estate Transfer Tax Act.

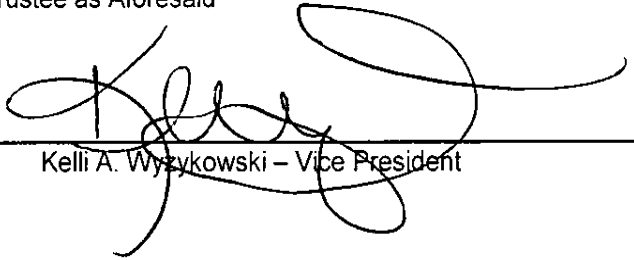
4/7/2022 [Signature] Date Buyer, Seller or Representative

UNOFFICIAL COPY

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 Vice President, the day and year first above written.



CHICAGO TITLE LAND TRUST COMPANY,
as Trustee as Aforesaid

By: 
Kelli A. Wyzkowski - 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 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 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 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 6th day of April, 2022.




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:

WILSON TORRENCE, L.L.C.
200 W. MADISON STREET, STE. 4200
CHICAGO, IL 60606

SEND SUBSEQUENT TAX BILLS TO:

WILSON TORRENCE, L.L.C.
200 W. MADISON STREET, STE. 4200
CHICAGO, IL 60606

UNOFFICIAL COPY

Legal Description

Parcel 1:

Lots 17 to 27, both inclusive (except the east 5.00 feet of Said Lots) in Block 1 in Ford Calumet Terrace, a subdivision of the northeast 1/4 of the southeast 1/4 of section 12, township 36 north, range 14, east of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2:

Easements in favor of Parcel 1 contained in that declaration of easements, covenants, conditions and restrictions, dated March 21, 2001 and recorded March 21, 2001 as document 0010221048 relating to common area, easements, parking, maintenance, restrictions and other matters, over the following described land:

Lot 6 in Block 1 in Ford Calumet Terrace Subdivision in the northeast 1/4 of the southeast 1/4 of Section 12, township 36 north, range 14 east of the Third Principal Meridian, in Cook County, Illinois.

Lots 28 to 34 (except the east 5 feet of said Lots) in block 1 in Ford calumet terrace subdivision in the northeast 1/4 of the southeast 1/4 of Section 12, township 36 north, range 14 east of the Third Principal Meridian, in Cook County, Illinois.

Lots 1 to 5, both inclusive, except that part of said lots lying northeasterly of a line described as follows: beginning at a point in the West line of said Lot 1, distance 19.99 feet south of the northwest corner of said Lot 1; thence southeasterly in a straight line a distance of 119.96 feet to a part in the east line of said Lot 5, distance 31.75 feet south of the northeast corner of Said Lot 5, together with the west 1/2 of the vacated alley lying east of and adjoining that part of lot 5 described above, all in block 1 in Ford calumet terrace subdivision in the northeast 1/4 of the southeast 1/4 of section 12, township 36 north, range 14 east of the Third Principal Meridian, in Cook County, Illinois.

Lot 35 (except the east 5 feet of said lot and also except that part thereof lying easterly of a line described as follows: beginning at a point in the west line of said Lot 35, distance 33.08 feet south of the northeast corner thereof; thence southeasterly along a straight line a distance of 40.69 feet to a point, distance 37 feet south of and measured at right angles to the north line of said Lot 35, said point being also a point of curvature of a curve having a radius of 60 feet convex the northeast; thence southeasterly along said curve a distance of 125.6 feet to a point distance 5 feet west and measured at right angles to the east line of said Lot 35, said part being also a point of tangency on said curve; thence south along a distance of 8 feet to a point in the south line thereof, distance 5 feet west of the southeast corner of said Lot 35), together with the east 1/2 of the vacated alley lying west of and adjoining that part of lot 35 describe above, all in in Block 1 in Ford Calumet Terrace Subdivision in the northeast 1/4 of the southeast 1/4 of section 12, township 36 north, range 14 east of the Third Principal Meridian, in Cook County, Illinois.

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Parcel 3:

Parking spaces for the benefit of Parcel 1 on Parcel 2 as described in that declaration of restrictions, dated March 7, 2001 and recorded March 12, 2001 as document 0010192807 and First Amendment recorded April 2, 2002 as document 0020370694

Property of Cook County Clerk's Office

COOK COUNTY CLERK OFFICE
RECORDING DIVISION
118 N. CLARK ST. ROOM 120
CHICAGO, IL 60602-1387

UNOFFICIAL COPY



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

29-12-407-025-0000 | 20220501627705 | 0-390-391-888

Property of Cook County Clerk's Office

COOK COUNTY CLERK OFFICE
RECORDING DIVISION
118 N. CLARK ST. ROOM 120
CHICAGO, IL 60602-1387

UNOFFICIAL COPY

GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

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 and hold title to real estate under the laws of the State of Illinois.

DATED: 6/16/2022

SIGNATURE: [Signature]
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:

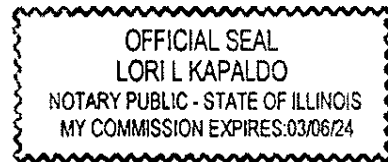
Lori L. Kapaldo

By the said (Name of Grantor): George Hanus

AFFIX NOTARY STAMP BELOW

On this date of: 6/16/2022

NOTARY SIGNATURE: [Signature]



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 and hold title to real estate under the laws of the State of Illinois.

DATED: 6/16/2022

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:

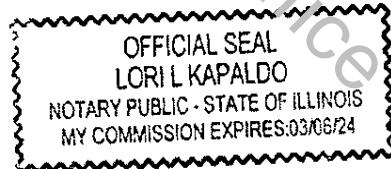
Lori L. Kapaldo

By the said (Name of Grantee): George Hanus

AFFIX NOTARY STAMP BELOW

On this date of: 6/16/2022

NOTARY SIGNATURE: [Signature]



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 the Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)