

This instrument prepared by:  
B. George Oleksiuk and Associates, P.C.  
422 E. Palatine Road  
Palatine, IL 60074

**UNOFFICIAL COPY**

Doc#: 2223001024 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 08/18/2022 09:52 AM Pg: 1 of 3

**Mail future tax bills to:**  
Maria Jednoroz & Jaroslaw Jednoroz  
849 N. Leavitt Street  
Chicago, IL 60622

Dec ID 20220801607431  
ST/CO Stamp 2-075-538-000  
City Stamp 1-275-212-368

**Mail this recorded instrument to:**  
B. George Oleksiuk and Associates, P.C.  
422 E. Palatine Road  
Palatine, IL 60074

2201474018201

## TRUSTEE'S DEED

This Indenture, made this 4th day of August, 2022, between Maria Jednoroz, as Trustee of the Anastasia Tyrjan Trust dated May 17, 2002, party of the first part, and Maria Jednoroz and Jaroslaw Jednoroz, wife and husband as joint tenants as to an undivided 1/2 interest and Wolodymyr Tyrjan and Maria A. Tyrjan, husband and wife as joint tenants as to an undivided 1/2 interest of 821 Aegean Dr., Schaumburg, IL 60193, party of the second part.

Witnesseth. That said party of the first part, in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable considerations in hand paid, does hereby grant, sell, and convey unto said party of the second part, the following described real estate, situated in COOK County, State of Illinois, to wit:

THE NORTH 4 FEET OF LOT 32 AND ALL OF LOT 33 AND THE SOUTH 1 FOOT OF LOT 34 IN SUB-BLOCK 1 OF BLOCK 15 IN SUFFERN'S SUBDIVISION OF THE SOUTH WEST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 17-06-326-004-0000  
Property Address: 849 N. Leavitt Street, Chicago, IL 60622

together with the tenements and appurtenances thereunto belonging.

Subject, however, to the general taxes for the year of 2021 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

**To Have and To Hold** the same unto said party of the second part, and to the proper use, benefit, and behoold 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 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.

# UNOFFICIAL COPY

Individual Trustee(s)

In Witness Whereof, said party of the first part has caused its name to be signed to these presents the day and year first above written.

X Maria A. Jednoroz  
MARIA JEDNOROZ, Trustee

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 Maria Jednoroz, as Trustee of the Anastasia Tyrjan Trust dated May 17, 2002, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Trustee, appeared before me this day in person and acknowledged that she signed and delivered said instrument as her free and voluntary act for the uses and purposes set forth therein.

Given under my hand and Notarial Seal this 4<sup>th</sup> day of August, 2022.

Julie A. Rodgers  
Notary Public

Exempt under the provisions of Paragraph 4.

[Signature]  
Attorney



8-4-22  
Date

Property of Cook County Clerk's Office

ATTORNEYS' TITLE GUARANTY FUND, INC.  
**UNOFFICIAL COPY**  
STATEMENT BY GRANTOR AND GRANTEE

The grantor or the grantor's agent affirms that, to the best of his or her 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 and hold title to real estate under the laws of the State of Illinois.

Dated August 4, 2022

X Maria A. Johnson  
Signature of Grantor or Agent

Subscribed and sworn to before me this

4<sup>th</sup> day of August, 2022  
Day Month Year



Julie A. Rodgers  
Notary Public

The grantee or the grantee's 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 August 4, 2022

X Maria A. Johnson  
Signature of Grantee or Agent

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.)

Subscribed and sworn to before me this

4<sup>th</sup> day of August, 2022  
Day Month Year



Julie A. Rodgers  
Notary Public