

TRUSTEE'S DEED

UNOFFICIAL COPY



2223633024D

Doc# 2223633024 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 08/24/2022 03:21 PM PG: 1 OF 2

This indenture made this 1ST day of August, 2022, between CHICAGO TITLE LAND TRUST COMPANY, a corporation of Illinois, as Successor Trustee to American National Bank and Trust Company of Chicago 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 2nd day of September, 1997, and known as Trust Number 123246-04, party of the first part, and CHUCHO'S ENTERPRISES LLC party of the second part. Whose address is:

Reserved for Recorder's Office

22 152159 of 1 of 3

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:

LOTS 1, 2, 3 AND 4 IN BLAKE SUBDIVISION OF LOT 1 IN BLOCK 5 IN JAMES REE'S ADDITION TO BRIGHTON, BEING A SUBDIVISION OF BLOCKS 3, 4 AND 5 IN REE'S SUBDIVISION OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.



Property Address: 3617-23 SOUTH ARCHER AVE., CHICAGO, IL 60609

Permanent Tax Number: 17-31-312-001-0000; 17-31-312-002-0000; 17-31-312-003-0000 & 17-31-312-004-0000


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 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.

REAL ESTATE TRANSFER TAX		24-Aug-2022
	COUNTY:	300.00
	ILLINOIS:	600.00
	TOTAL:	900.00

17-31-312-001-0000 | 20220801619122 | 0-154-126-928

REAL ESTATE TRANSFER TAX		24-Aug-2022
	CHICAGO:	4,500.00
	CTA:	1,800.00
	TOTAL:	6,300.00 *

17-31-312-001-0000 | 20220801619122 | 1-739-049-552

* Total does not include any applicable penalty or interest due.

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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

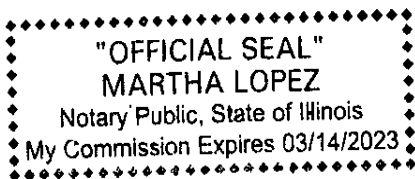
By: *Linda Lee Lutz*
Linda Lee Lutz, Assistant Vice President

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 1st day of August, 2022



[Signature]
NOTARY PUBLIC

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

AFTER RECORDING, PLEASE MAIL TO:

KEVIN CARILL
101 N WACKER
#611
CHICAGO, IL 60606
Plymouth Title
6323 N. Avondale Ave.
Suite B-106
Chicago, IL 60631

GRANTEE AND

SEND TAX BILLS TO:

CHUGAS ENTERPRISES LLC JESSE LOPEZ
3515 W 26th ST 301 S CENTRAL PARK AVE
CHICAGO, IL 60623 CHICAGO, IL 60623

PROPERTY ADDRESS: 3617-23 SOUTH ARCHER AVE., CHICAGO, IL 60609