

Doc#: 2225806207 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 09/15/2022 09:18 AM Pg: 1 of 2

Dec ID 20220901636650  
ST/CO Stamp 1-504-822-864 ST Tax \$265.00 CO Tax \$132.50

Above Space for Recorder's Use Only

**THIS INSTRUMENT**, made this 9th day of September, 2022 by Phillip S. Burton, as Successor Trustee of Trust Agreement No. 0624 dated June 25, 2005 hereinafter referred to as Grantor, and Nicole Bochenski,\* hereinafter referred to as Grantee:

**WHEREAS**, Grantor is the duly acting Trustee of Trust Agreement No. 0624 dated June 25, 2005, with full power and authority to execute this instrument pursuant to the trust instrument referred to herein.

**NOW, THEREFORE**, the Grantor, not individually but as such Trustee, in consideration of the sum of TEN DOLLARS (\$10.00) in hand paid by Grantee, the receipt and sufficiency of which is hereby acknowledged, does hereby Grant, Sell and Convey to Nicole Bochenski <sup>unmarried woman</sup> pursuant to said power and authority referred to above, as well as every other power and authority thereunto enabling, in the following described real estate situated in Cook County, Illinois, commonly known as 10721 Lombard Avenue, Chicago Ridge, IL 60415, legally described as:

Lot 7 in Leslie C. Barnard's Resubdivision of Lots 8, 9, and 10 in Alwurm's Subdivision of the East 1/2 of the Southeast 1/4 of Section 17, Township 37 North, Range 13, East of the Third Principal Meridian in Cook County, Illinois.

**SUBJECT TO:** Covenants, conditions and restrictions of record; public and utility easements; unconfirmed special governmental taxes or assessments for improvements not yet completed; and general real estate taxes for 2021 and subsequent years.

Permanent Index Number: 24-17-301-037-0000

Address of Real Estate: 10721 Lombard Avenue, Chicago Ridge, IL 60415

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**TOGETHER WITH ALL** right, title, and interest whatsoever, at law or in equity of said Trustee, in and to the premises.

**IN WITNESS WHEREOF**, Grantor, not individually, but as Trustee aforesaid, has hereunto set his hand and seal the day and year first above written.

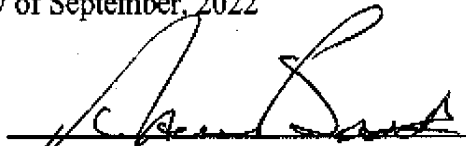
  
Phillip S. Burton, as Trustee of Trust Agreement No. 0624 dated June 25, 2005

# UNOFFICIAL COPY

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 Phillip S. Burton, as Successor Trustee of Trust Agreement No. 0624 dated June 25, 2005 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 he signed, sealed and delivered the said instrument as such Trustee for the uses and purposes therein set forth.

Given under my hand and official seal, this 9<sup>th</sup> day of September, 2022

  
NOTARY PUBLIC



This instrument was prepared by:  
Aaron Basch  
Ladewig and Basch, P.C.,  
5600 W. 127th Street,  
Crestwood, IL 60418

MAIL TO:  
Margaret Las  
14516 John Humphrey Dr  
Orland Park IL 60462

SEND SUBSEQUENT TAX BILLS TO:  
Nicole Bochenski  
10721 Lombard Avenue  
Chicago Ridge, IL 60415

REAL ESTATE TRANSFER TAX		14-SEP-2022
COUNTY:		132.50
ILLINOIS:		265.00
<b>TOTAL:</b>		<b>397.50</b>
24-17-301-037-0000   20220901636650   1-504-822-864		