

# UNOFFICIAL COPY

## TRUSTEE'S DEED

This indenture made this 4th day of January, 2022 between CHICAGO TITLE LAND TRUST COMPANY, a corporation of Illinois, 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 1st day of April, 2021 and known as Trust Number 8002385106, party of the first part, and

Doc#: 2301016040 Fee: \$98.00  
 Karen A. Yarbrough  
 Cook County Clerk  
 Date: 01/10/2023 03:12 PM Pg: 1 of 3

Dec ID 20230101627437  
 ST/CO Stamp 0-680-301-392 ST Tax \$195.00 CO Tax \$97.50  
 City Stamp 0-907-055-952 City Tax: \$2,047.50

ELOISA A. JANNEAU  
 party of the second part,

Reserved for Recorder's Office

whose address is :  
 5816 West Warwick Avenue  
 Chicago, IL 60634

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: 5816 W. Warwick Avenue, Chicago, IL 60634

Permanent Tax Number 13-20-217-043-0000

St 189155165  
 Lot 2

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.

REAL ESTATE TRANSFER TAX		09-Jan-2023
	CHICAGO:	1,462.50
	CTA:	585.00
	TOTAL:	2,047.50 *
13-20-217-043-0000   20230101627437   0-907-055-952		
* Total does not include any applicable penalty or interest due.		

REAL ESTATE TRANSFER TAX		09-Jan-2023
	COUNTY:	97.50
	ILLINOIS:	195.00
	TOTAL:	292.50
13-20-217-043-0000   20230101627437   0-680-301-392		

# 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 Assistant Vice President, the day and year first above written.



**CHICAGO TITLE LAND TRUST COMPANY,**  
as Trustee as Aforesaid

By: *Iris Ravelo*  
Iris Ravelo – 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 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 5th day of January, 2023.



*Rachel Huitsing*  
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:

NAME: Eloisa A Janneau  
ADDRESS: 5812 W Warwick Ave  
CITY STATE ZIP: Chicago IL, 60634

SEND SUBSEQUENT TAX BILLS TO:

NAME: Same address  
ADDRESS: \_\_\_\_\_  
CITY STATE ZIP: \_\_\_\_\_

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

THE EAST HALF (EXCEPT THE EAST 32.5 FEET THEREOF) OF LOT 33 IN KOESTER AND ZANDER'S ADDITION TO WEST IRVING PARK, A SUBDIVISION OF THE SOUTH HALF OF THE NORTHEAST QUARTER OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office