

# UNOFFICIAL COPY

23-142538 1/2  
TRUSTEE'S DEED

Doc#: 2305929188 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 02/28/2023 03:28 PM Pg: 1 of 5

Dec ID 20230201647555  
ST/CO Stamp 1-734-659-920 ST Tax \$325.00 CO Tax \$162.50  
City Stamp 0-313-839-440 City Tax: \$3,412.50

THIS INDENTURE, made this 7th day of February, 2023, between RITA SHAPIRO, not personally, but as Trustee of the RITA SHAPIRO LIVING TRUST under Trust Agreement dated September 16, 2020, party of the first part, and DAVID LEFKOVITZ and SHAINDEL BIDER, of Chicago, Illinois, party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of TEN DOLLARS AND NO/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said parties of the second part, DAVID LEFKOVITZ and SHAINDEL BIDER, a married couple as tenants by the entirety of Chicago, IL, the following described real estate, situated in Cook County, Illinois, to-wit:

LEGAL DESCRIPTION: Attached hereto and made a part hereof.

PROPERTY INDEX NUMBER: 10-36-113-004-0000

ADDRESS OF REAL ESTATE: 2941 W. COYLE AVENUE, CHICAGO, IL 60645

Subject to general real estate taxes for the year 2022 and subsequent years; building setback lines, easements for public utilities; covenants and restrictions of record; 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 behalf of said party of the second part forever.

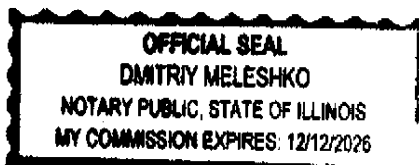
This deed is executed by the party of the first part, as a Trustee, as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in it by the terms of said deed or deeds in Trust.

Rita Shapiro  
RITA SHAPIRO, Trustee

STATE OF IL }  
                                  } SS.  
COUNTY OF Cook }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that RITA SHAPIRO, as Trustee, 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 she signed, sealed and delivered the said instrument as her voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 14 day of February, 2023.



Dmitry Meleshko  
NOTARY PUBLIC

# UNOFFICIAL COPY

This instrument prepared by:

Dmitriy Meleshko, 425 Huehl Rd, Suite 4B, Northbrook,  
Illinois 60062

**AFTER RECORDING THIS  
INSTRUMENT SHOULD BE SENT TO:**

Vladimir Uman

3948 W. 26th St. #113

Chicago IL 60623

Send subsequent tax bills to:

**DAVID LEFKOVITZ and SHAINDEL BIDER**

2941 W. COYLE AVENUE, CHICAGO, IL 60645

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## Exhibit "A" Legal Description

LOT 30 IN DEER PARK, A RESUBDIVISION OF LOT 2 AND PART OF LOTS 1 AND 3 IN CIRCUIT COURT PARTITION OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 36, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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**CHICAGO:** 2,437.50

**CTA:** 975.00

**TOTAL:** 3,412.50 \*

10-36-113-004-0000 | 20230201647555 | 0-313-839-440

Total does not include any applicable penalty or interest due.

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10-36-113-004-0000

20230201647555

1-734-659-920

COUNTY:	162.50
ILLINOIS:	325.00
TOTAL:	487.50

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