

# UNOFFICIAL COPY

TRUSTEE'S DEED  
Statutory (Illinois)

Doc#: 2311129059 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/21/2023 10:31 AM Pg: 1 of 3

MAIL TO: Jose G. Guzman  
2046 W 22<sup>nd</sup> Pl.  
Chi IL 60607

Dec ID 20230401693564  
ST/CO Stamp 0-725-947-600 ST Tax \$285.00 CO Tax \$142.50  
City Stamp 1-262-818-512 City Tax: \$2,992.50

Name & Address of Taxpayer

Jose G. Guzman  
2046 W 22<sup>nd</sup> Pl.  
Chi IL 60607

This AGREEMENT between GRANTOR, **Paul F. Martincic**, as Successor-Trustee of the Martincic Family Trust dated August 28, 2012, of \_\_\_\_\_, County of \_\_\_\_\_, State of Illinois, and GRANTEEES, **JOSE G. GUZMAN and MARIA A. GUZMAN** of 2046 W 22<sup>nd</sup> Pl \_\_\_\_\_, Chicago, Illinois. WITNESSES: The Grantor(s) in consideration of the sum of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor(s) as said Trustee(s) and of every other power and authority the Grantor(s) hereunto enabling, do(es) hereby CONVEY and QUITCLAIM unto the Grantee(s) in fee simple the following described real estate, situated in County of Cook in the State of Illinois, not as tenants in common but as joint tenants, to wit:

*\* Husband and Wife, As Tenants  
By the Entirety*

SEE LEGAL DESCRIPTION ATTACHED HERETO

Together with the tenements, hereditament and appurtenances thereunto belonging or in any wise appertaining.

SUBJECT TO: building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances; public and utility easements which serve the premises; public roads and highways, if any; and general real estate taxes for the years 2022 and subsequent years;

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, to have and to hold, forever.

THIS IS NOT HOMESTEAD PROPERTY

Permanent Index Number(s) 17-30-105-024-0000  
Address of Property: 2046 W. 22<sup>ND</sup> Pl., Chicago, Illinois 60608  
DATED this 11<sup>th</sup> day of April, 2023.

Chicago Title  
23 LSC 852003LP  
R-1111092

Paul F. Martincic (SEAL)  
Paul F. Martincic, Successor Trustee of  
The Martincic Family Trust dated  
August 28, 2012

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<sup>2 Illinois</sup>  
 STATE OF TENNESSEE )  
 ) SS  
 COUNTY OF SHELBY )  
<sup>Q. Kye</sup>

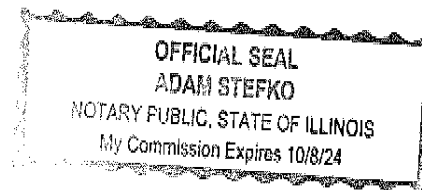
I, the undersigned, a **NOTARY PUBLIC** in and for said County, in the State aforesaid,  
**DO HEREBY CERTIFY** that **Paul F. Martincic**, Successor-Trustee, whose name is subscribed to  
 the foregoing instrument, appeared before me this day in person, and acknowledged that they sealed  
 and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set  
 forth.

GIVEN UNDER MY HAND AND NOTARIAL SEAL, this 11<sup>th</sup> day of April, 2023.

  
 NOTARY PUBLIC

My commission expires 10/8/2024

IMPRESS SEAL HERE:



NAME AND ADDRESS OF PREPARER:

Miller Berger LLC  
 20 N. Clark St., Ste 525  
 Chicago, IL 60602

*Property of Cook County Clerk's Office*

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## LEGAL DESCRIPTION

LOT 30 IN WRIGHT'S RESUBDIVISION OF BLOCK 2 IN MOORE'S SUBDIVISION OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

**Permanent Index Number(s):** 17-30-105-024-0000

**Address of Property:** 2046 W 22<sup>ND</sup> Pl, Chicago, IL 60608

Property of Cook County Clerk's Office