

UNOFFICIAL COPY

TRUSTEE'S DEED

This indenture made this 17th day of APRIL, 2023, between CHICAGO TITLE LAND TRUST COMPANY, a corporation of Illinois, as successor land 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 27th of April 1973, and known as Trust Number 1891

party of the first part, The Joan L. Rush Living Trust dated April 17, 2023

WHOSE ADDRESS IS
305 S. Can-Dota Avenue,
Mount Prospect, IL 60056

party of the second part.

Doc#: 2312313334 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 05/03/2023 04:02 PM Pg: 1 of 4

Dec ID 20230501612240

Reserved for Recorder's Office

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 ATTACHED LEGAL DESCRIPTION

PROPERTY ADDRESS: 305 S. Can-Dota Avenue, Mount Prospect, IL 60056

PERMANENT TAX NUMBER(S): 08-11-216-022-0000

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.

Exempt under provisions of Paragraph 5
Section 31-45, Real Estate Transfer Tax Act.
4/18/23
Date [Signature]
Buyer, Seller or Representative



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 Trust Officer, the day and year first above written.



CHICAGO TITLE LAND TRUST COMPANY,
as Trustee as Aforesaid

By: 
Gregory Keszpryk Trust Officer

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 Trust Officer 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 Trust Officer 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 Trust Officer 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 18th day of April, 2023.

NOTARY PUBLIC



This instrument was prepared by:
CHICAGO TITLE LAND TRUST COMPANY
10 SOUTH LASALLE STREET, SUITE #2750
CHICAGO, ILLINOIS 60603

AFTER RECORDING, PLEASE MAIL TO:

NAME CLAS
ADDRESS 1620 W. Belmont Ave
CITY, STATE, ZIP-CODE Chicago, IL 60657

OR BOX NO. _____

MAIL TAX BILLS TO:

NAME Joan L Rush
ADDRESS 305 S Can-Dota Ave
CITY, STATE, ZIP-CODE Mount prospect, IL 60056

UNOFFICIAL COPY

LOT TWO (EXCEPT THE NORTH SIX (6) FEET THEREOF) (2) THE NORTH ELEVEN (11) FEET OF LOT THREE (3) IN AXEL AND ALICE E. LONNQUIST'S NORTHWEST HILLS SUBDIVISION NUMBER (1) OF THE EAST 2/7THS OF THE SOUTH 609.50 FEET OF THE WEST HALF (1/2) OF THE NORTHEAST QUARTER (1/4) OF SECTION 11, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

TAX ID: 08-11-216-022-0000.

Property of Cook County Clerk's Office

UNOFFICIAL COPY

GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or another entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

DATED: 04 17, 2023

SIGNATURE: x Joan L. Rush
GRANTOR or AGENT

GRANTOR NOTARY SECTION:

The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

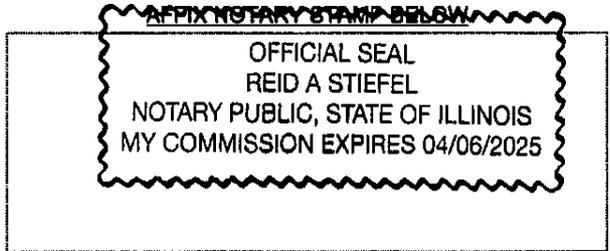
Subscribed and sworn to before me, Name of Notary Public:

Reid A. Stiefel

By the said (Name of Grantor): x Joan L. Rush

On this date of: 04 17, 2023

NOTARY SIGNATURE: Reid A. Stiefel



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

DATED: 04 17, 2023

SIGNATURE: x Joan L. Rush
GRANTEE or AGENT

GRANTEE NOTARY SECTION:

The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

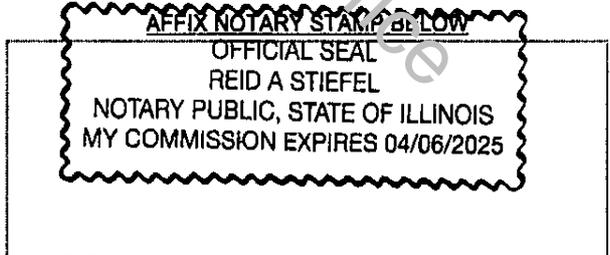
Subscribed and sworn to before me, Name of Notary Public:

Reid A. Stiefel

By the said (Name of Grantee): Joan L. Rush

On this date of: 04 17, 2023

NOTARY SIGNATURE: Reid A. Stiefel



CRIMINAL LIABILITY NOTICE

Pursuant to Section **55 ILCS 5/3-5020(b)(2)**, Any person who knowingly submits a false statement concerning the identity of a **GRANTEE** shall be guilty of a **CLASS C MISDEMEANOR** for the **FIRST OFFENSE**, and of a **CLASS A MISDEMEANOR**, for subsequent offenses.

(Attach to **DEED** or **ABI** to be recorded in Cook County, Illinois if exempt under provisions of the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)