

UNOFFICIAL COPY

Doc#. 2316006167 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/09/2023 10:58 AM Pg: 1 of 2

TRUSTEE'S DEED

Dec ID 20230501609626
ST/CO Stamp 0-064-195-280 ST Tax \$296.00 CO Tax \$148.00

23157020 2/3

(Above space for Recorders use only)

THE GRANTOR(s), Jeanette A. Fordon, Trustee of the Jeanette Fordon Trust Dated June 10, 2004, of the City/Village of Berkeley, County of Cook and State of Illinois, for and in consideration of the sum of Ten Dollars and other good and valuable consideration in hand paid, CONVEY(s) and WARRANTS(s) to Terrence C. Singleton, a married man, of 260 E. Butterfield Rd., Apt 309, Elmhurst IL 60126, all interest in the following described Real Estate situated in the County of Cook and State of Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois:

Address of Real Estate: 1512 Herbert Ave., Berkeley, IL 60163

Permanent Index Number: 15-07-114-015-0000

Legal Description:

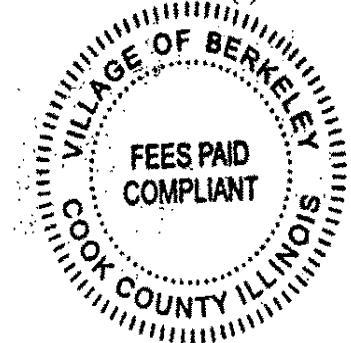
LOT 19 IN BLOCK 2 IN WENDLEY BERKELEY HIGHLANDS UNIT NO. 1, BEING A SUBDIVISION OF THE WEST 716.60 FEET OF THE EAST 946.6 FEET OF THE SOUTH 872.5 FEET AND ALSO OF THE WEST 248.4 FEET OF THE EAST 1195 FEET OF THE SOUTH 170 FEET OF THE NORTH WEST FRACTIONAL QUARTER OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject to: General Real Estate taxes not yet due and payable; covenants, conditions and restrictions of record, if any; the Buyer's mortgage or trust deed and acts done or suffered by or through the Buyer.

The date of this deed of conveyance is: 5/2/2023

In WITNESS WHEREOF, the GRANTOR(s) aforesaid has/have hereunto set his/her/their hand(s) and seal(s) on the date stated herein.


Jeanette A. Fordon, Trustee



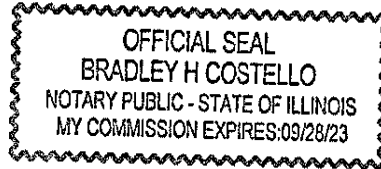
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State of Illinois)
) ss.
County of DuPage)

The undersigned, a notary public in and for the above county and state, certifies that Jeanette A. Fordon, known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing, appeared before me in person and acknowledged signing and delivering the instrument as his/her/their free and voluntary act for the uses and purposes herein set forth, including the release and waiver of the right of homestead.

Bradley H Costello
Notary Public

5/2/2023
Date



AFTER RECORDING MAIL TO:

~~Kyara Garza, Esq.~~ *Terrence C. Singleton*
~~Garza Law~~
~~1446 West 18th Street~~ *1512 Herbert Ave*
~~Chicago, IL 60608~~ *Berkley, IL 60163*

SEND FUTURE TAX BILLS TO:

Terrence C. Singleton
1512 Herbert Ave.
Berkley, IL 60163

REAL ESTATE TRANSFER TAX		19-MAY-2023	
	COUNTY:		148.00
	ILLINOIS:		296.00
	TOTAL:		444.00
15-07-114-015-0000		20230501609626 0-064-195-280	

This document prepared by:
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630-515-9980