

# UNOFFICIAL COPY

## TRUSTEE'S DEED (ILLINOIS)

Doc#: 2317733434 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 06/26/2023 03:40 PM Pg: 1 of 3

Dec ID 20230601636469  
ST/CO Stamp 1-308-702-416 ST Tax \$850.00 CO Tax \$425.00  
City Stamp 1-749-825-232 City Tax: \$8,925.00

THE GRANTOR Marvin L. Childress, as Trustee of the Marvin L. Childress Living Trust Agreement dated October 28th, 2022 as to an Undivided 50% Interest and Heidi Ellison Childress, as Trustee of the Heidi Ellison Childress Living Trust Agreement dated October 28, 2022 as to an Undivided 50% Interest, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), in hand paid, and pursuant to the power and authority vested in the Grantor as trustee, convey to GRANTEES Lalitha Sitarman and Joseph Orchanian, *Wife and Husband* of 2029 N. Winchester Ave, Chicago, IL 60613, not as Joint Tenants or as Tenants in Common, but as Tenants by the Entirety, the following described real estate commonly known as:

Permanent Index Number(s): 14-19-200-019-0000

Property Address: 1932 ~~West~~ Larchmont Avenue, Chicago, IL 60613

### LEGAL DESCRIPTION ATTACHED

This deed is executed by the party of the first part, as 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 and the provisions of said Trust Agreement above mentioned and of every other power and authority thereunto enabling, **SUBJECT TO:** Covenants, conditions and restrictions of record, utility easements and, general taxes for the year 2022 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 1<sup>st</sup> day of JUNE, 2023.

*Signature page to follow*

PROPER TITLE, LLC

PT23-92302W  
1 of 2 pp



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## EXHIBIT A

LOT 28 AND THE WEST 1/2 OF LOT 29 IN BLOCK 4 IN CHARLES J. FORD'S SUBDIVISION OF BLOCKS 3, 4, 5, 14 AND 15 IN LOTS 1, 2, AND 3 IN BLOCK 16 IN SUBDIVISION OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE SOUTHWEST 1/4 OF THE NORTHEAST AND THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 IN THE EAST 1/2 OF THE SOUTHEAST 1/4 THEREOF, IN COOK COUNTY, ILLINOIS.

Parcel ID(s): 14-19-200-019-0000

Property of Cook County Clerk's Office