

UNOFFICIAL COPY

This instrument prepared by:

DDV Law, Ltd
600 Enterprise Drive, Suite 105
Oak Brook, IL 60523

Doc#: 2317906303 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/28/2023 01:48 PM Pg: 1 of 2

Mail future tax bills to:

Chiscapes LLC, an Illinois limited liability company
1906 West 34th Place
Chicago, IL 60608

Dec ID 20230601655599
ST/CO Stamp 1-326-059-216 ST Tax \$245.00 CO Tax \$122.50
City Stamp 1-034-817-232 City Tax: \$2,572.50

Mail this recorded instrument to:

Chiscapes LLC, an Illinois limited liability company
1906 West 34th Place
Chicago, IL 60608

TRUSTEE'S DEED

This Indenture, made this , between Patricia Gurtner, as Trustee of the Daniel J. Kawa Declaration of Trust dated February 15, 2010, party of the first part, and Chiscapes LLC, an Illinois limited liability company, of 947 West 32nd Street, party of the second part.

Witnesseth. That said party of the first part, in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable considerations in hand paid, does hereby grant, sell, and convey unto said party of the second part, the following described real estate, situated in Cook County, State of Illinois, to wit:

Lot 45 in Block 3 in Subdivision of Blocks 14, 16 and 17 in Canal Trustee Subdivision of the East Half of Section 31, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Number(s): 17-31-223-039-0000
Property Address: 1906 West 34th Place, Chicago, IL 60608

together with the tenements and appurtenances thereunto belonging.

Subject, however, to the general taxes for the year 2023 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

To Have and To Hold the same unto said party of the second part, and to the proper use, benefit, and behold 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 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.

This deed was delivered to and accepted by Buyer on June 23, 2023.

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Individual Trustee(s)

In Witness Whereof, said party of the first part has caused its name to be signed to these presents the day and year first above written.

Patricia Gurtner

Trustee, Patricia Gurtner

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 Patricia Gurtner, as Trustee of the Daniel J. Kawa Declaration of Trust dated February 15, 2010, as Trustee(s) aforesaid, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument as such Trustee(s), appeared before me this day in person and acknowledged that he/she/they signed and delivered said instrument as his/her/their free and voluntary act for the uses and purposes set forth therein.

Given under my hand and Notarial Seal this 22 day of June, 2023.

Makedonka Baloski
Notary Public

