

# UNOFFICIAL COPY

Doc#: 2318712125 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 07/06/2023 03:42 PM Pg: 1 of 1

## TRUSTEE'S DEED

This indenture made this **23rd** day of **March, 2023** between **MARQUETTE BANK**, an Illinois Banking Association, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said bank in pursuance of a trust agreement dated the **1st** day of **February, 2012** and known as Trust Number **19815**, of the first part, and

Dec ID 20230501634347  
ST/CO Stamp 1-901-227-728 ST Tax \$900.00 CO Tax \$450.00  
City Stamp 1-364-356-816 City Tax: \$10,012.60

## HALBER GARFIELD LLC

Whose address is: **541 Woodbine Lane, Lakewood, New Jersey 08701** party of the second part, Witnesseth, That said party of the first part in consideration of the sum of TEN and No/100 Dollars AND OTHER GOOD AND VALUABLE consideration 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:

**LOTS 9 AND 10 IN A.M. PENCE'S SUBDIVISION OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

Permanent Index No.: **20-17-203-001-0060**

Address of Property: **1023-25 W. Garfield Avenue, Chicago, Illinois 60621**

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 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 to secure the payment of money, and remaining unreleased at the date of the delivery hereof. IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be affixed, and has caused its name to be signed to these presents by its Trust Officer and Assistant Secretary, the day and year first above written.

### MARQUETTE BANK, as Trustee Aforesaid

By: Joyce A. Madsen  
Joyce A. Madsen Trust Officer

Attest: Diane Hall  
Diane Hall Assistant Secretary

State of Illinois )  
                                  ) SS  
County of Cook)

I, the undersigned, a Notary Public, in and for said County and State, do hereby certify that the above named Trust Officer and Assistant Secretary of the MARQUETTE BANK, Grantor, are personally known to me to be the same persons whose names are subscribed to the foregoing instrument, and that they signed, sealed and delivered the said instrument as their free and voluntary act of said Bank for the uses and purposes therein set forth.



Given under my hand and Notary Seal the **23rd** day of **March, 2023**  
Venessa M. Villanova  
Notary Public

### AFTER RECORDING, MAIL TO:

Halber Garfield LLC  
15 Stamford Hill Rd  
Lakewood NJ 08071

### This instrument was prepared by:

Joyce A. Madsen, Trust Officer, Marquette Bank  
9533 W. 143<sup>rd</sup> Street, Orland Park, Illinois 60462

Mail Future Tax Bills to: Halber Garfield LLC  
15 Stamford Hill Rd  
Lakewood NJ 08071

AFTER RECORDING, MAIL TO:  
SATURN TITLE, LLC  
1030 W. HIGGINS RD.  
SUITE 365  
PARK RIDGE, IL 60068

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