

# UNOFFICIAL COPY

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## TRUSTEE'S DEED

Doc#: 2327546066 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 10/02/2023 12:29 PM Pg: 1 of 2

Dec ID 20230901633964  
ST/CO Stamp 0-675-136-464 ST Tax \$310.00 CO Tax \$155.00

Above Space for Recorder's Use Only

**THIS INSTRUMENT**, made this 27<sup>th</sup> day of September, 2023, by **Laura L. Kikos and Christine M. Leopold**, as **Successor Trustees**, under the provisions of a Declaration of Trust dated this 21st day of March, 2007, and known as the "Henry E. Klick 2007 Declaration of Trust," and to all and every successor or successors in trust under the declaration of trust hereinafter referred to as Grantors, and **Elizabeth Morales and Manuel Morales**, hereinafter referred to as Grantees:  
*\*Roman*  
*\*husband and wife*

**WHEREAS**, Grantors are the duly acting Trustees under the provisions of a Trust Agreement known as, with full power and authority to execute this instrument pursuant to the trust instrument referred to herein.

**NOW, THEREFORE**, the Grantors, not individually but as such Trustees, in consideration of the sum of TEN DOLLARS (\$10.00) in hand paid by Grantees, the receipt and sufficiency of which is hereby acknowledged, do hereby Grant, Sell and Convey to: **ELIZABETH MORALES AND MANUEL MORALES**, not as joint tenants, or tenants in common but as **TENANTS BY THE ENTIRETY**, pursuant to said power and authority referred to above, as well as every other power and authority thereunto enabling, in the following described real estate situated in Cook County, Illinois, commonly known as 2521 Leyden Avenue, River Grove, IL 60171, legally described as:

Situated in the County of Cook, State of Illinois, to wit:



The North 3/4 of Lot 12 in Block 5 in Rhodes and Clarkes Subdivision of part of Sections 26 and 27, Township 40 North, Range 12, East of the Third Principal Meridian in Cook County, Illinois.

Permanent Index Number: 12-26-314-023-0000

Address(es) of Real Estate: 2521 Leyden Avenue, River Grove, IL 60171

**TOGETHER WITH ALL** right, title, and interest whatsoever, at law or in equity of said Trustees, in and to the premises.

**IN WITNESS WHEREOF**, Grantors, not individually, but as Trustees aforesaid, have hereunto set their hand and seal the day and year first above written.

REAL ESTATE TRANSFER TAX		26-Sep-2023
	COUNTY:	155.00
	ILLINOIS:	310.00
	TOTAL:	465.00
12-26-314-023-0000   20230901633964   0-675-136-464		



# UNOFFICIAL COPY

By: Laura L. Kikos  
Laura L. Kikos, as Successor Trustees of the  
Henry E. Klick 2007 Declaration of Trust

By: Christine M. Leopold  
Christine M. Leopold, as Successor Trustees of  
the Henry E. Klick 2007 Declaration of Trust

STATE OF ILLINOIS )  
 ) ss  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Laura L. Kikos and Christine M. Leopold, not personally, but as Successor Co-Trustees under the provisions of a Trust Agreement known as Henry E. Klick 2007 Declaration of Trust**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as such Trustee for the uses and purposes therein set forth.

Given under my hand and official seal, this \_\_\_\_\_ day of September, 2023.



Dinorah Bernal Loureiro  
NOTARY PUBLIC  
Commission expires 12/18/23

This instrument was prepared by: Barrett Pedersen, 9701 W. Grand Avenue, Franklin Park, Illinois 60131

**MAIL TO:**

Elizabeth Morales and Manuel Morales  
2521 Leyden Avenue  
River Grove, IL 60171

**SEND SUBSEQUENT TAX BILLS TO:**

Elizabeth Morales and Manuel Morales  
2521 Leyden Avenue  
River Grove, IL 60171

**OR**

Recorder's Office Box No. \_\_\_\_\_