

# UNOFFICIAL COPY

Doc#: 2329812067 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 10/25/2023 11:24 AM Pg: 1 of 4

Dec ID 20231001654749  
ST/CO Stamp 1-724-660-688 ST Tax \$225.00 CO Tax \$112.50  
City Stamp 0-650-918-864 City Tax: \$2,362.50

## TRUSTEE'S DEED

THIS INDENTURE, made this 7 day of October, 2023, between **John A. Franklin & Rosemary Franklin as co-trustees of the John A. Franklin and Rosemary Franklin Revocable Trust dated March 17, 2003**, party of the first part, and **Thomas J. Schreck** of \_\_\_\_\_ party of the second part.

WITNESSETH, that the 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 parties of the second part, the following described real estate, situated in the City of Chicago, County of Cook, State of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF.

Commonly known as: **908 W. Agatite Ave GN, Chicago, IL 60640**

PIN#: **14-17-226-027-1009**

Together with the tenements and appurtenances thereunto belonging.

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 deed or deeds in trust and the provisions of said trust agreement above mentioned, and of every other power and authority thereunto enabling.

IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to these presents as TRUSTEE aforesaid, the day and year first above written.

[SIGNATURE PAGE FOLLOWS]



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## CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT

A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }  
County of Los Angeles }

On October 7, 2023, before me, Julie Ast, Notary Public, \_\_\_\_\_ personally appeared John A. Franklin & Rosemary Franklin

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of State of California that the foregoing paragraph is true and correct.



WITNESS my hand and official seal.

SIGNATURE \_\_\_\_\_

*Julie Ast*

PLACE NOTARY SEAL ABOVE

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

### Description of attached document

Title or type of document: Trustee's Deed

Document Date: 10/2/2023 Number of Pages: 3

Signer(s) Other than Named Above: \_\_\_\_\_

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## EXHIBIT "A" Legal Description

### Parcel 1:

Unit 908-G-North in the Agatite Harbor Condominium as delineated on a survey of the following described property:

Lots 56 and 57 in A.T. Gait's Sheridan Road Subdivision in the East 1/2 of the Northeast 1/4 of Section 17, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois which survey is attached to the Declaration of Condominium recorded as Document No. 0503119041 together with an undivided percentage interest in the common elements.

### Parcel 2:

The exclusive right to use Patio Rights P-908-North, limited common element, as delineated on the survey attached to the Declaration aforesaid recorded as Document No. 0503119041.

*This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by Chicago Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; Schedule B, Part II-Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.*

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ALTA Commitment for Title Insurance (08/01/2016)

