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Doc#: 2331806243 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 11/14/2023 02:05 PM Pg: 1 of 3

TRUSTEE'S DEED

MAIL TO:

MICHAEL KUCHARICH and
ELIZABETH SZABO
4130 N. KOSTNER AVE,
CHICAGO, IL 60641

Dec ID 20231101664555
ST/CO Stamp 0-088-487-888 ST Tax \$590.00 CO Tax \$295.00
City Stamp 1-965-832-144 City Tax: \$6,195.00

NAME & ADDRESS OF TAXPAYER:

MICHAEL KUCHARICH and
ELIZABETH SZABO
4130 N KOSTNER AVE,
CHICAGO, IL 60641

The Grantor(s), MICHAEL C. LINDGREN, AS TRUSTEE OF THE MICHAEL C. LINDGREN DECLARATION OF TRUST DATED JULY 9, 2013, and DEBRA LINDGREN, AS TRUSTEE OF THE DEBRA LINDGREN DECLARATION OF TRUST DATED JULY 9, 2013, of the City of Chicago, County of Cook, State of Illinois, pursuant to the power and authority vested in the Grantor hereunto enables him/her, for and in consideration of the sum of Ten DOLLARS and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, does hereby QUITCLAIM and CONVEY unto MICHAEL KUCHARICH and ELIZABETH SZABO, of Chicago, Illinois, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

** husband and wife, as tenants by the entirety*

SEE ATTACHED LEGAL DESCRIPTION

TO HAVE AND TO HOLD said property not as tenants in common, not as joint tenants, but as tenants by the entirety/

Property Index Number: 13-15-320-045-0000
Property Address: 4130 N. Kostner Ave. Chicago, IL 60641


*230ND 5430480K
2023*

Dated this 2nd Day of NOVEMBER, 2023.



Chicago Title

Michael C Lindgren {SEAL}
MICHAEL C. LINDGREN, as Trustee

Debra Lindgren {SEAL}
DEBRA LINDGREN, as Trustee

REAL ESTATE TRANSFER TAX		08-Nov-2023
	CHICAGO:	4,425.00
	CTA:	1,770.00
	TOTAL:	6,195.00 *

13-15-320-045-0000 | 20231101664555 | 1-965-832-144
* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		08-Nov-2023
	COUNTY:	295.00
	ILLINOIS:	590.00
	TOTAL:	885.00

13-15-320-045-0000 | 20231101664555 | 0-088-487-888

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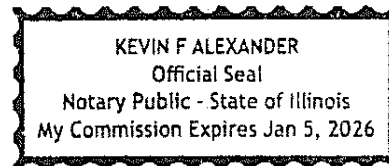
STATE OF ILLINOIS }
COUNTY OF COOK }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT MICHAEL C. LINDGREN and DEBRA LINDGREN, 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 instrument as his free and voluntary act as such executors for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 2ND day NOVEMBER, 2023.


Notary Public

NAME AND ADDRESS OF PREPARER:
Kevin F. Alexander
Attorney at Law
830 North Blvd.
Oak Park, IL 60301



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LOTS 37 AND 38 (EXCEPT THE NORTH 16 1/2 FEET OF SAID LOT 38) IN BLOCK 4 IN BAXTER'S SUBDIVISION OF IRVING PARK, A SUBDIVISION OF 20 ACRES OFF THE EAST END OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 15, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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