

UNOFFICIAL COPY

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**TRUSTEE'S DEED
JOINT TENANCY**

Doc#: 2334106020 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/07/2023 09:18 AM Pg: 1 of 3

Dec ID 20231101669620
ST/CO Stamp 1-586-434-000 ST Tax \$290.00 CO Tax \$145.00

This indenture made this 7th day of November, 2023, between **CHICAGO TITLE LAND TRUST COMPANY**, a corporation of Illinois, as **Successor Trustee** under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a Trust Agreement dated 17th day of December, 2014 and known as Trust Number **L014-201** party of the first part, and

Angela D. Anderson and Crystal M. Anderson, as **joint tenants with rights of survivorship and not as tenants in common** parties of the second part

Reserved for Recorder's Office

whose address is:
2610 Grunewald St
Blue Island IL 60406

WITNESSETH, That said party of the first part in consideration of the sum of **TEN and no/100 DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE** considerations in hand paid, does hereby **CONVEY AND QUITCLAIM** unto said parties of the second part, **not as tenants in common, but as joint tenants**, the following described real estate, situated in Cook County, Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND INCORPORATED HEREIN

Property Address: 12851 Maple Avenue, Blue Island Illinois 60406

Permanent Tax Number: 24-36-212-007-0000

STEWART TITLE
700 E. Diehl Road, Suite 180
Naperville, IL 60563

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part forever, **not in tenancy in common, but in joint tenancy**.

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.

REAL ESTATE TRANSFER TAX

14-Nov-2023



COUNTY: 145.00
ILLINOIS: 290.00
TOTAL: 435.00

24-36-212-007-0000 | 20231101669620 | 1-586-434-000

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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 Assistant Vice President, the day and year first above written.



CHICAGO TITLE LAND TRUST COMPANY,
as Trustee as Aforesaid

By: *Patricia K. Holtry*
Patricia K. Holtry – Assistant Vice President

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 the above named Assistant Vice President of **CHICAGO TITLE LAND TRUST COMPANY**, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Assistant Vice President appeared before me this day in person and acknowledged that he/she signed and delivered the said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company; and the said Assistant Vice President then and there caused the corporate seal of said Company to be affixed to said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company.

Given under my hand and Notarial Seal this 7th day of November, 2023.

Angela McClain
NOTARY PUBLIC



This instrument was prepared by:
Patricia K. Holtry
CHICAGO TITLE LAND TRUST COMPANY
1100 Lake Street, Suite 100C
Oak Park, Illinois 60301

AFTER RECORDING, PLEASE MAIL TO:

NAME *Angela D. Anderson*
ADDRESS *Maple Ave*
CITY, STATE *Blue Island*
60406

SEND SUBSEQUENT TAX BILLS TO:

NAME *Angela D. Anderson*
ADDRESS *12851 Maple Ave*
CITY, STATE *Blue Island* *60406*

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LEGAL DESCRIPTION

That Portion of Lots Three (3), Four (4) and Five (5) in Barton's Subdivision of Block Thirteen (13) in Young's Addition to Blue Island, said Addition being a Subdivision of the East Half (1/2) of the Northeast Quarter (1/4) of Section 36, Township Thirty-Seven (37) North, Range Thirteen (13), East of the Third Principal Meridian, described as commencing at a point in the West line of said Barton's 80 feet North of the South line thereof, running thence East parallel with the North line of said Subdivision 124 feet; thence North parallel with the West line of said Subdivision 35 feet; thence West parallel with said North line of said Subdivision 124 feet to the West line thereof and thence South along said West line to the place of beginning, in Cook County, Illinois.

P.I.N.: 24-36-212-007-0000

Commonly Known As: 12851 Maple Avenue, Blue Island, Illinois 60406

Property of Cook County Clerk's Office