

UNOFFICIAL COPY

This instrument prepared by:

David C. Nelson
53 W. Jackson Boulevard, Suite 430
Chicago, IL 60604

Doc#: 2403706065 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/06/2024 10:10 AM Pg: 1 of 2

Mail future tax bills to:

Abid Syed
720 South Dearborn, Unit 206
Chicago, IL 60605

Dec ID 20240201626353
ST/CO Stamp 1-744-100-400 ST Tax \$370.00 CO Tax \$185.00
City Stamp 1-780-669-488 City Tax: \$3,885.00

Mail this recorded instrument to:

Abid Syed
720 South Dearborn, Unit 206
Chicago, IL 60605

TRUSTEE'S DEED

This Indenture, made this 1 day of the month of Feb in the year, 2024, between Deirdre Nansen McCloskey, as Trustee of ~~Deirdre~~ Deirdre Nansen McCloskey Revocable Trust for my benefit dated June 22, 2021, party of the first part, and Abid Syed, a MARRIED MAN of 720 South Dearborn, Unit 206, party of the second part.

Witnesseth. That said 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 party of the second part, the following described real estate, situated in Cook County, State of Illinois, to wit:

UNIT 206 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN FRANKLIN BUILDING CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 88-585732. IN THE SOUTHEAST 1/4 OF SECTION 15, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 17-16-406-032-1065
Property Address: 720 South Dearborn, Unit 206, Chicago, IL 60605

together with the tenements and appurtenances thereunto belonging.

Subject, however, to the general taxes for the year 2023 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

To Have and To Hold the same unto said party of the second part, and to the proper use, benefit, and behoof forever 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 or mortgage (if any there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

Individual Trustee(s)

In Witness Whereof, said party of the first part has caused its name to be signed to these presents the day and year first above written.

Deirdre Nansen McCloskey
Deirdre Nansen McCloskey, Trustee

1/1/24

UNOFFICIAL COPY

STATE OF ILLINOIS

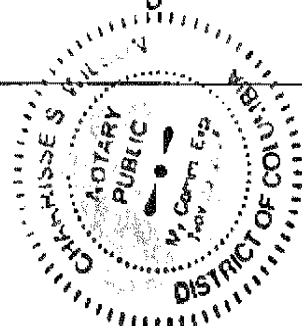
COUNTY OF Cook

SS

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Deirdre Nansen McCloskey, as Trustee(s) aforesaid, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument as such Trustee(s), appeared before me this day in person and acknowledged that he/she/they signed and delivered said instrument as his/her/their free and voluntary act for the uses and purposes set forth therein.

Given under my hand and Notarial Seal this 1st day of February, 2024.

CS
Notary Public



Corporate Trustee

In Witness Whereof, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its _____ Trust Officer and attested by its _____ Trust Officer, the day and year first above written.

Trustee

By _____
Trust Officer

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 Deirdre Nansen McCloskey, as Trustee(s) aforesaid, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument as such Trustee(s), appeared before me this day in person and acknowledged that he/she/they signed and delivered said instrument as his/her/their free and voluntary act for the uses and purposes set forth herein.

Given under my hand and Notarial Seal this _____ day of _____.

Notary Public