

UNOFFICIAL COPY

Doc#: 2403833053 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/07/2024 09:42 AM Pg: 1 of 4

DEED IN TRUST

Dec ID 20240201626320

THE GRANTORS

City Stamp 1-418-189-872

THU PHAM, A MARRIED MAN.
NGA PHAN, A MARRIED WOMAN


RECORDER'S STAMP

of the city of Chicago, State of Illinois for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Conveys and QUIT CLAIM to **Thu Pham and Nga Phan as Joint Trustees of the SSS 22 Family Trust dated December 18, 2023 and Known as Trust No. 22** (hereinafter referred to as "said Trustee", regardless of the number of Trustees,) and unto all and every successor or successors in trust under said Trust agreement, the following described real estate in the County of Cook and State of Illinois to wit:

PIN NUMBER: 14-30-120-013-0000

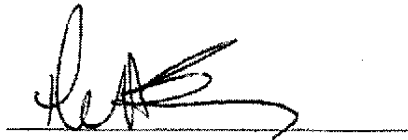
ADDRESS OF REAL ESTATE: 2942 N. Seeley Ave, Chicago, IL 60618

I declare that this transaction is exempt under provisions of Paragraph E, Section 4, of the Illinois Real Estate Transfer Act.

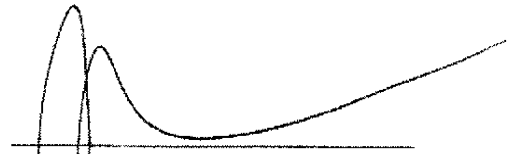
 _____, Attorney

Full power and authority is by this instrument granted to Grantee, and his or her successors, as Trustee to protect, conserve, sell, lease, encumber or otherwise manage and dispose of the real estate or any part of it.

In Witness Whereof, the Grantors aforesaid have hereunto set their hands and seals this Instrument this 18th day of December 2023.

 _____

Thu Pham

 _____

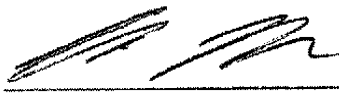
Nga Phan

UNOFFICIAL COPY

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY that Thu Pham and Nga Phan 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 instruments as their free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 18th day of December 2023.




Notary Public



Mail to and Send Subsequent tax bills to:

Thu Pham & Nga Phan
2942 N. Seeley Ave,
Chicago, IL 60618

REAL ESTATE TRANSFER TAX		06-Feb-2024
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

14-30-120-013-0000 | 20240201626320 | 1-418-189-872

* Total does not include any applicable penalty or interest due.

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Legal Description

LOT 7 IN BLOCK 2 IN WILLIAM HANNXX'S SUBDIVISION OF THE NORTH HALF OF LOT 13 IN SNOW ESTATES SUBDIVISION BY SUPERIOR COURT PARTITION OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 40 NORTH RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Property Address: 2942 N. Secley Ave, Chicago, IL 60618

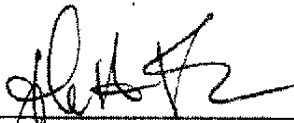
Parcel Identification Number: 14-30-120-013-0000

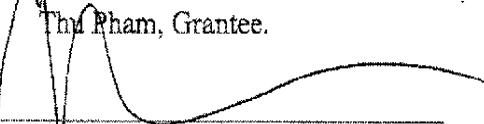
Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

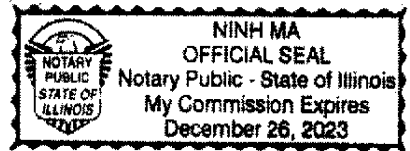
The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Signature: 
Thu Pham, Grantee.

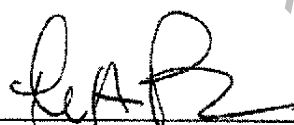
Signature: 
Nga Phan, Grantee.

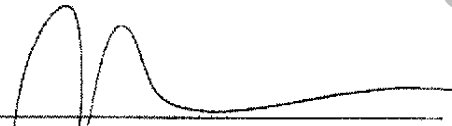
Subscribed and sworn to before me this 18th day of December 2023

Notary Public 



The Grantee or his or her Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Signature: 
Thu Pham as Trustee, Grantee.

Signature: 
Nga Phan as Trustee, Grantee.

Subscribed and sworn to before me this 18th day of December 2023.

Notary Public 

