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Doc#: 2407514517 Fee: \$107.00
KAREN A. YARBROUGH
COOK COUNTY CLERK'S OFFICE
Date 3/15/2024 1:02 PM Pg: 1 of 3
Dec ID 20240301648347

TRUSTEE'S DEED

ILLINOIS

Above Space for Recorder's Use Only

This AGREEMENT between Kimberly R. Pyle, Trustee of the Joseph M. Pyle Trust dated September 3, 2003, and as Trustee of the Kimberly R. Pyle Trust dated September 3, 2003, of 834 Clinton Place, River Forest, IL 60305 **Grantor**, and **Grantee** Kimberly R. Pyle, Trustee of the Kimberly R. Pyle Trust Agreement dated September 3, 2003, and any amendments thereto. WITNESSETH: The Grantor in consideration of the sum of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor as said Trustee and of every other power and authority the Grantor hereunto enabling, does hereby CONVEY and QUITCLAIM unto the Grantee in fee simple the following described real estate, situated in the County of Cook in the State of Illinois to wit:

THE SOUTH 1/2 OF LOT 8 IN BLOCK 14 IN THE SUBDIVISION OF BLOCKS 1, 8, 9, 10, 11, 14, 15, AND 16 IN THE BOGUE'S ADDITION TO OAK PARK, BEING A SUBDIVISION IN THE SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

together with the tenements, hereditament and appurtenances thereunto belonging or in any wise appertaining.

SUBJECT TO: General taxes for and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number: 15-01-416-017-0000

Address of Real Estate: 834 Clinton Place, River Forest, IL 60305

The date of this deed of conveyance is February 29, 2024.


KIMBERLY R. PYLE, Trustee as aforesaid

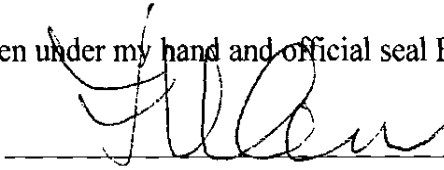
EXEMPTION APPROVED
VILLAGE OF RIVER FOREST

Catherine Baye

UNOFFICIAL COPY

State of Illinois, County of DuPage, I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that: Kimberly R. Pyle, Trustee of the Joseph M. Pyle Trust dated September 3, 2003, and as Trustee of the Kimberly R. Pyle Trust dated September 3, 2003, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 February 29, 2024.



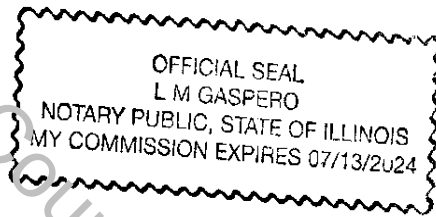
Notary Public

COUNTY - ILLINOIS TRANSFER STAMPS

Exempt Under Provision of Paragraph e, Section 4 of the Real Estate Transfer Act.

Date: 2/29/24

Signature: [Handwritten Signature]



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| This instrument was prepared by: Lisa Gaspero, Esq. 2001 Butterfield Rd., Ste. 1022 Downers Grove, IL 60515 | Send subsequent tax bills to: Kimberly R. Pyle 834 Clinton Place River Forest, IL 60305 | Mail recorded document to: Lisa Gaspero, Esq. 2001 Butterfield Rd., Ste. 1022 Downers Grove, IL 60515 |
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EXEMPTION APPROVED
VILLAGE OF RIVER FOREST

Catherine Boyer

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY SECTION 35 ILCS 200/31-47

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

DATED: 2/29/2024

SIGNATURE: [Signature]
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

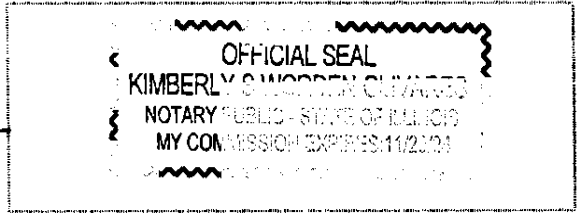
Kimberly S. Worden Olivares

By the said (Name of Grantor): L M GASPERO

AFFIX NOTARY STAMP BELOW

On this date of: 2/29/2024

NOTARY SIGNATURE: [Signature]



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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.

DATED: 2/29/2024

SIGNATURE: [Signature]
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

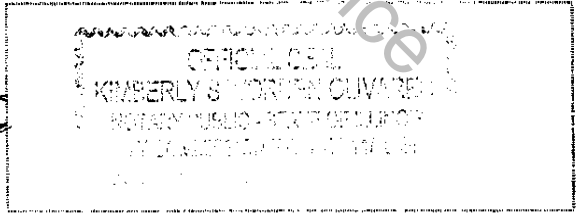
Kimberly S. Worden Olivares

By the said (Name of Grantee): L M GASPERO

AFFIX NOTARY STAMP BELOW

On this date of: 2/29/2024

NOTARY SIGNATURE: [Signature]



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), Any person who knowingly submits a false statement concerning the identity of a **GRANTEE** shall be guilty of a **CLASS C MISDEMEANOR** for the **FIRST OFFENSE**, and of a **CLASS A MISDEMEANOR**, for subsequent offenses.

(Attach to **DEED** or **ABI** to be recorded in Cook County, Illinois if exempt under provisions of **SECTION 4** of the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)

EXEMPTION APPROVED

VILLAGE OF RIVER FOREST

Catherine Boye

Revised 10/10/2015