

# UNOFFICIAL COPY

Doc#: 2412124300 Fee: \$107.00  
CEDRIC GILES  
COOK COUNTY CLERK'S OFFICE  
Date 4/30/2024 11:40 AM Pg: 1 of 2

## TRUSTEE'S DEED

Dec ID 20240401680599  
ST/Co Stamp 0-377-981-232 ST Tax \$345.00 CO Tax \$172.50  
City Stamp 1-147-029-808 City Tax \$3,622.50

Mail to:

DANIEL BELLINO  
214 Washington St.  
Algonquin, IL 60102

Name & Address of Taxpayer:

EDWARD ALLEN  
5704 N. Ozark Ave.  
Chicago, IL 60631

24163983 1/2

This Indenture, made this 24 day of April, 2024, between Grantor, **JAMES J. KOSINSKI, as Successor Trustee of the EVELYN B. CABLK TRUST dated July 16, 1998**, and Grantees, **EDWARD ALLEN and NANCY ALLEN, husband and wife**, of Algonquin, Illinois, WITNESSETH, that the Grantor, in consideration of the sum of TEN DOLLARS (\$10.00), receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor and said Trustee and of every other power and authority the Grantor hereunto enabling, does hereby convey and warrant unto the Grantees **to be held not as Joint Tenants or Tenants in Common, but as Tenants by the Entirety**, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

**Lot 16 in "Thorndale" Being Schavilje and Knuth's Resubdivision of Part of Lot 4 in Frederick Koehler Estate Subdivision of the West Half of Section 1, Township 43 North, Range 12, East of the Third Principal Meridian, According to Plat Thereof Registered in the Office of the Registrar of Titles of Cook County, Illinois as Document Number 1773293**

**Commonly known as 5704 N. Ozark Ave., Chicago, Illinois 60631  
P.I.N. 12-01-311-053-0000**

Subject to covenants, conditions and restrictions of record and real estate taxes for the year 2023 and subsequent years, together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

IN WITNESS WHEREOF, **JAMES J. KOSINSKI, as Successor Trustee of the EVELYN B. CABLK TRUST dated July 16, 1998**, has aforesaid hereunto set his hand and seal the day and year first above written.

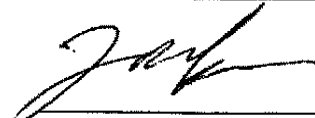
  
\_\_\_\_\_  
**JAMES J. KOSINSKI, as Successor Trustee Aforesaid** (SEAL)

# UNOFFICIAL COPY

STATE OF ILLINOIS     )  
  ) SS:  
COUNTY OF COOK     )

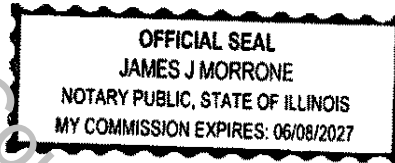
I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that *JAMES J. KOSINSKI* is personally known to me to the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed 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 this 24 day of April, 2024.



  
\_\_\_\_\_  
Notary Public


Commission expires: 6/8/27

IMPRESS SEAL HERE:



COUNTY/ILLINOIS TRANSFER STAMPS

REAL ESTATE TRANSFER TAX		29-Apr-2024	
	COUNTY:		172.50
	ILLINOIS:		345.00
	TOTAL:		517.50
12-01-311-053-0000   20240401680599   0-377-981-232			

REAL ESTATE TRANSFER TAX		29-Apr-2024	
	CHICAGO:		2,587.50
	CTA:		1,035.00
	TOTAL:		3,622.50 *
12-01-311-053-0000   20240401680599   1-147-029-808			
* Total does not include any applicable penalty or interest due.			

This instrument was prepared by:

**JAMES J. MORRONE, Attorney at Law**  
12820 S. Ridgeland Ave., Unit C, Palos Heights, IL 60463