

TRUSTEE'S DEED

UNOFFICIAL COPY

This indenture made this 30TH day of JANUARY, 2024 between CHICAGO TITLE LAND TRUST COMPANY, a corporation of Illinois, as 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 the 20TH day of NOVEMBER, 2016 and known as Trust Number: 8002372884, party of the first part, and

JEAMS POTTS party of the second part



Doc# 2412708046 Fee \$88.00
ILRHSP FEE:\$18.00 RPRF FEE:\$1.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
DATE: 5/6/2024 4:42 PM
PAGE: 1 OF 4

whose address is :
20926 HOMELAND RD., MATTESON, IL 60443

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 party of the second part, the following described real estate, situated in COOK County, Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND INCORPORATED HEREIN



Property Address: 20926 HOMELAND RD., MATTESON, IL 60443
Permanent Tax Number: 31-22-104-012-0000

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoove 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 deed 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.

This transfer is EXEMPT under the provisions of Section 4, Paragraph E, of the Illinois Real Estate Transfer Tax Act.

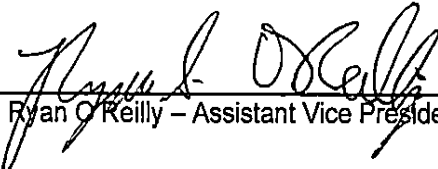
REAL ESTATE TRANSFER TAX		06-May-2024
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
31-22-104-012-0000		20240501696061 1-906-088-240

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



CHICAGO TITLE LAND TRUST COMPANY,
as Trustee as Aforesaid

By: 
Ryan O'Reilly - 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 30TH day of JANUARY, 2024.




NOTARY PUBLIC

This instrument was prepared by:
Ryan O'Reilly
CHICAGO TITLE LAND TRUST COMPANY
10 S. LaSalle Street
Suite 2750
Chicago, IL 60603

AFTER RECORDING, PLEASE MAIL TO:

NAME: David Breschi, Madison Settlement Services, LLC
ADDRESS: 580 Carlisle St. Ste B
CITY STATE ZIP: Hanover, PA 17331

SEND SUBSEQUENT TAX BILLS TO:

NAME: Leann Potts
ADDRESS: 20926 Homeland Rd.
CITY STATE ZIP: Matteson, IL 60443

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LEGAL DESCRIPTION

LOT 49, IN J. W. MCCORMACK'S LINCOLN HILLS HOMELANDS, BEING A SUBDIVISION IN THE WEST THREE QUARTERS OF THE WEST HALF OF THE NORTH WEST QUARTER (EXCEPT THE WEST 250 FEET OF THE SOUTH 228 FEET AND EXCEPT THAT PART TAKEN FOR CICKERO AVENUE AND FOR LINCOLN HIGHWAY) OF SECTION 22, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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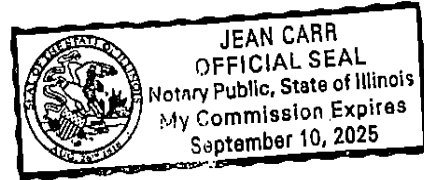
STATEMENT BY GRANTOR AND GRANTEE

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.

Dated 5/6/24, 2024

Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me
By the said AGENT
This 6th day of May, 2024
Notary Public [Handwritten Signature]

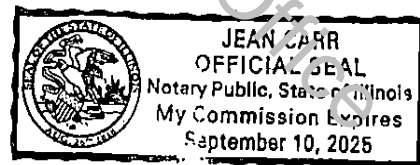


The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

Date 5/6, 2024

Signature: [Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me
By the said AGENT
This 6th day of May, 2024
Notary Public [Handwritten Signature]



Note: 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 Tax Act.)