

UNOFFICIAL COPY

This instrument was prepared by:

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29 W. Benton Avenue
Naperville, Illinois 60540

Doc#: 2417218047 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 6/20/2024 9:18 AM Pg: 1 of 3

Doc ID 20240501698873

ST/Co Stamp 0-210-844-976 ST Tax \$580.00 CO Tax \$290.00

City Stamp 1-303-461-168 City Tax \$6,090.00

Mail Recorded Deed to:

James T. Hyun, Esq.
3400 Dundee, Suite 150
Northbrook, Illinois 60062

Send Subsequent Tax Bills to:

VLADYSLAV SHOKOT
1414 West 17th St
Chicago, Illinois 60608

TRUSTEE DEED Illinois Statutory (Trust to Unmarried Person)

THE GRANTORS: JOHN S. AILEY and SARAH H. AILEY, but as Co-Trustees of the JOHN S. AND SARAH H. AILEY TRUST u/a/d March 16, 2005, 1414 West 17th Street, Chicago, Illinois 60608, for and in consideration of TEN DOLLARS, and other good and valuable consideration in hand paid, Convey and Warrant to the GRANTEE: VLADYSLAV SHOKOT, an unmarried person who is not party to a civil union, 41720 S. Michigan Ave #1209 in the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

Chicago IL 60616
SEE ATTACHED LEGAL DESCRIPTION

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises, forever. SUBJECT TO: General Real Estate Taxes not yet due and payable, Declaration, Covenants, Rules and Regulations, Restrictions, Building lines and Easements, if any, of record.

PERMANENT REAL ESTATE INDEX NUMBER: 17-20-301-023-0000

Property Address: 1414 West 17th Street, Chicago, Illinois 60608

Dated this 7 day of June, 2024:

John S. Ailey (Seal)
JOHN S. AILEY,
Co-Trustee of the JOHN S. AND
SARAH H. AILEY TRUST
u/a/d March 16, 2005

Sarah H. Ailey (Seal)
SARAH H. AILEY,
Co-Trustee of the JOHN S. AND
SARAH H. AILEY TRUST
u/a/d March 16, 2005

FIRST AMERICAN TITLE
FILE # 481040973

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State of Illinois
County of DuPage

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY that **JOHN S. AILEY** and **SARAH H. AILEY**, but as Co-Trustees of the **JOHN S. AND SARAH H. AILEY TRUST u/a/d March 16, 2005** appeared before me this day in person, and provided satisfactory evidence of their identities and signatures as required under 5 ILCS 312/6-105, *et seq.*, and accordingly, acknowledged that they signed, sealed and delivered this instrument by 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 official seal, this 7 day of ~~May~~ ^{June}, 2024:

Valerie J. Rusin
Notary Public

Commission expires 9-18-2024



Property of Cook County Clerk's Office

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: LOT 101 IN STONE'S SUBDIVISION OF THE NORTH HALF AND THE SOUTHEAST QUARTER OF BLOCK 3 IN JOHNSTON AND LEE'S SUBDIVISION OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 17-20-301-023-0000

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