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CEDRIC GILES
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Date 7/15/2024 10:01 AM Pg: 1 of 2

Dec ID 20240601638761
ST/Co Stamp 1-695-820-592 ST Tax \$373.00 CO Tax \$186.50

FIRST AMERICAN TITLE
FILE # AF1044330

First American Title - AF1044330

TRUSTEE'S DEED Joint Tenants

THIS INDENTURE, made this June 28, 2024, between **William S. Wilson, or his successor at Wilson & Wilson Estate Planning & Elder Law, LLC, Trustee of the Carol M. Shannon Supplemental Needs Trust**, of 1023 W. 55th St, Suite 200, La Grange, IL 60525-6563, as grantor and

Perla L. Chavez ^{single woman} and **Juan A. Leon** ^{single man}, of 4553 S Leclaire Ave, Chicago, IL 60638-1918, as Joint Tenants with rights of survivorship, as grantees

WITNESSETH, that the grantor, in consideration of the sum of TEN Dollars, 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 Warrant unto the grantees, in fee simple, the following described real estate, situated in the County of Cook and State of Illinois, to wit:

Lot 4 in TINLEY ESTATES SUBDIVISION, a resubdivision of part of the North East Quarter of Section 25, Township 36 North, Range 12 East of the third principal Meridian, in Cook County, Illinois.

Permanent Index Number: **27-25-208-033-0000**

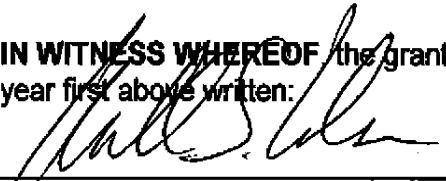
Address of Real Estate: **16912 Sandy Lane, Tinley Park, IL 60477-2683**

SUBJECT TO: General real estate taxes not due and payable at time of closing; easements for public utilities; covenants; conditions and restrictions of record.

Together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

TO HAVE AND TO HOLD said premises not as tenants in common, but as **JOINT TENANTS**.

IN WITNESS WHEREOF the grantor, as trustee as aforesaid, hereunto set my hand and seal the day and year first above written:



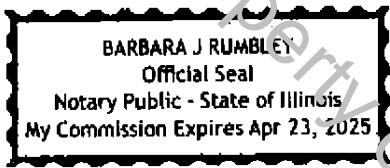
(Seal)
William S. Wilson, Trustee of the Carol
M. Shannon Supplemental Needs Trust

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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 William S. Wilson, or his successor at Wilson & Wilson Estate Planning & Elder Law, LLC, Trustee of the Carol M. Shannon Supplemental Needs Trust is 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, this 28th day of June, 2024.



Barbara J. Rumbley

NOTARY PUBLIC

Prepared by:
William S. Wilson, Esq.
Wilson & Wilson Estate Planning & Elder Law LLC
1023 W 55th St, Ste 200
La Grange, IL 60525-6563

Mail to:
Kelsey Stangebye, Esq.
Law Office of Shawn M. Boldger, LTD.
9760 Franklin Ave *PO Box 1208*
Franklin Park, IL 60131-4160

Send Subsequent Tax Bills to:
Perla L. Chavez & Juan A. Leon
16912 Sandy Ln
Tinley Park, IL 60477-2683

Property of Cook County Clerk's Office