

UNOFFICIAL COPY

TRUSTEE'S DEED



Doc#: 0330001144
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 10/27/2003 11:53 AM Pg: 1 of 3

129 84 25 AGTF 11.
THE GRANTOR(S), **Helen Dorothy Rolla**, as Trustee under the provisions of a deed or deeds in trust duly recorded and delivered to said Trustee pursuant to the terms of a certain trust agreement dated **August 31, 1991** and known as the **John Thomas Rolla and Helen Dorothy Rolla Joint Declaration of Trust dated August 31, 1991**, and **Helen Dorothy Rolla, individually**, a widow, not since remarried, of the Village of Elk Grove, County of Cook and State of Illinois, for and in consideration of Ten and no/100 (\$10.00) Dollars and other good and valuable considerations in hand paid, **CONVEY(S)** and **QUIT-CLAIM(S)** to the GRANTEE(S), **Julie Giammarese**, a widow, not since remarried of 204 Landmeier Road, Elk Grove Village, Illinois 60007 in the County of Cook in the State of Illinois, the following described real estate:

For Recorder's Use

[See Exhibit A, attached hereto]

Permanent Tax No: 08-31-404-007-1074	Commonly Known As: 1088 Talbot's Lane Elk Grove Village, Illinois 60007
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together with the tenements and appurtenances thereunto belonging. **TO HAVE AND TO HOLD** said premises in **Fee Simple** forever. This deed is executed by the aforementioned Trustee 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 and the provisions of said trust agreement above mentioned, and of every other power and authority thereunto enabling. This deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

SUBJECT TO: (1) Real estate taxes for the year 2003 and subsequent years; (2) Building lines, covenants, conditions, restrictions and easements apparent or of record; and (3) All applicable zoning laws and ordinances.

Dated, September 25, 2003

Helen Dorothy Rolla
Helen Dorothy Rolla as Trustee of the John Thomas Rolla and Helen Dorothy Rolla Joint Declaration of Trust dated August 31, 1991

Helen Dorothy Rolla
Helen Dorothy Rolla, Individually

AGTF, INC

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Deed prepared by: Ralph J. Schumann, Esq. LAW OFFICES OF RALPH J. SCHUMANN 901 Biesterfield Road, Suite 103 Elk Grove Village, Illinois 60007-3393	Send subsequent tax bills to: Julie Giammarese 1088 Talbot's Lane Elk Grove Village, IL 60007	After recording MAIL TO: Michael Babiarz, Esq. 625 North Court Palatine, IL 60067
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UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS.
COUNTY OF Cook)

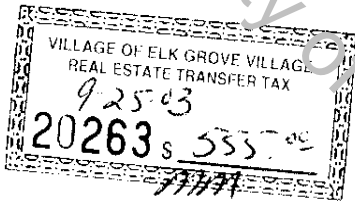
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Helen Dorothy Rolla as Trustee of the John Thomas Rolla and Helen Dorothy Rolla Joint Declaration of Trust dated August 31, 1991, and Helen Dorothy Rolla, individually, a widow, not since remarried, 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 she signed, sealed and delivered the said instrument as her 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 22nd day of September, 2003.

Commission expires 08/28/06
J SCHUMANN
Notary Public

MUNICIPAL TRANSFER STAMP (If Required)

COUNTY/STATE TRANSFER STAMP



NAME AND ADDRESS OF PREPARER:
Ralph J. Schumann, Esq.
LAW OFFICES OF RALPH J. SCHUMANN
901 Biesterfeld Road, Suite 103
Elk Grove Village, Illinois 60007-3393

EXEMPT under provisions of paragraph _____,
Section 4, Real Estate Transfer Act.
Date: _____

Buyer, Seller or Representative

** This conveyance must contain the name and address of the Grantee for tax billing purposes (55 ILCS 5/3-5020) and the name and address of the person preparing the instrument: (55 ILCS 5/3-5022).

Deed prepared by:
Ralph J. Schumann, Attorney at Law
LAW OFFICES OF RALPH J. SCHUMANN
901 BIESTERFIELD ROAD, SUITE 103
ELK GROVE VILLAGE, ILLINOIS 60007-3393
(847) 806-6455 • FAX (847) 806-6465
E-MAIL: SCHUMANNRI@AOL.COM

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
00 185.00
FP326652
0000048322
OCT. 16.03
STATE TAX

COOK COUNTY
REAL ESTATE TRANSACTION TAX
00092.50
FP326665
0000048166
OCT. 16.03
REVENUE STAMP
COUNTY TAX

TO _____
FROM _____
TRUSTEE'S DEED

UNOFFICIAL COPY**EXHIBIT A****Legal Description:****Parcel 1:**

Unit 102-2 in The Country Homes at Talbot's Mill Condominium, as delineated on a survey of certain lots or parts thereof in Talbot's Mill, being a subdivision in the South half of Section 31 and the South West quarter of Section 32, Township 41 North, Range 11 East of the Third Principal Meridian, which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as Document Number 89587109, as amended from time to time, together with its undivided percentage interest in the common elements, as defined and set forth in said Declaration and Survey, also

Parcel 2:

Easement appurtenant to and for the benefit of Parcel 1 for ingress and egress, as set forth in the Declaration of Covenants, Conditions and Restrictions dated June 30, 1989 and recorded October 23, 1989 as Document Number 89-579845 as created by the Deed made by Talbot's Mill Limited Partnership to George Huber and Josephine Huber dated September 27, 1990 and recorded September 27, 1990 as Document Number 90470962.

Permanent Index Number:	08-31-404-007-1074
Commonly known as:	1088 Talbot's Lane Elk Grove Village, Illinois 60007