

# UNOFFICIAL COPY



Chicago Title Insurance Company

## TRUSTEE'S DEED



0813045128D

Doc#: 0813045128 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 05/09/2008 12:41 PM Pg: 1 of 1

THIS INDENTURE, made on March 28, 2008 between Elaine C. Cooper and Kelly Cooper Suppes, Successor Co-Trustees under the Glen Cooper Marital Trust No. 2 and any amendments thereto, not personally but as Successor Co-Trustees of said trust, party of the first part, and TCF, LLC, an Illinois Limited Liability Company, 10295 Vans Drive, Frankfort, Illinois 60423 party parties of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid does hereby convey and QUIT-CLAIM unto said party/parties of the second part, the following described REAL ESTATE situated in Cook County, Illinois, to wit:

See attached for legal description

**Commonly Known As** 9550 West 159th Street, Orland Park, Illinois 60462  
**Property Index Number** 27-15-302-007-0000

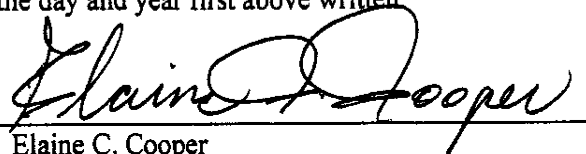
together with the tenements and appurtenances thereunto belonging.

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

This deed is executed by the party of the first part, as Successor Co-Trustees, as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in it 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.

IN WITNESS WHEREOF, said party of the first part has caused its seal to be hereto affixed, and has caused its name to be signed to these presented by its Successor Co-Trustees, the day and year first above written

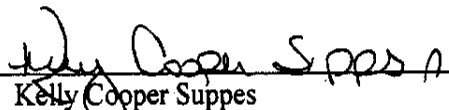
By



Elaine C. Cooper

as Successor Co-Trustee, as aforesaid, and not personally

BY



Kelly Cooper Suppes

as Successor Co-Trustee, as aforesai

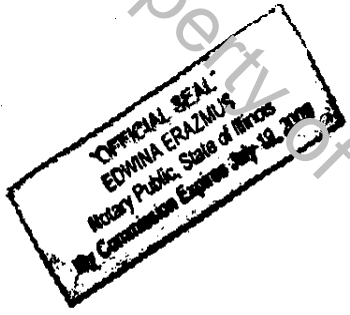
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State of Illinois )

County of Cook )

I, Edwin Erasmus, a notary Public in and for said County, in the State aforesaid, do hereby certify that Elaine C. Cooper and Kelly Cooper Suppes, Successor Co-Trustees under the Glen Cooper Marital Trust No. 2 and any amendments thereto, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as said Successor Co-Trustees of said marital trust, signed and delivered this instrument as a free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and seal this 25 day of March, 2008.



Edwin Erasmus  
(Notary Public)

EXEMPT UNDER PROVISIONS OF PARAGRAPH  
E SECTION 31 - 45,  
REAL ESTATE TRANSFER TAX LAW  
DATE: 03 - 25 - 08

George Scherbel  
Signature of Buyer, Seller or Representative

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**Prepared By:** George J. Arnold  
11800 S. 75th Avenue  
Palos Heights, Illinois 60463

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**Mail To:**  
TCF, LLC  
10295 Vans Drive  
Frankfort, Illinois 60423

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Property of Cook County Clerk's Office

**UNOFFICIAL COPY****EXHIBIT "A"**

## Legal Description

THE EAST 175.0 FEET OF THE WEST 600.0 FEET OF THE SOUTH 279.0 FEET OF THE SOUTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 15, EXCEPT THAT PART THEREOF LYING SOUTH OF THE NORTH LINE OF PUBLIC HIGHWAY DEDICATED PER DOCUMENT NO. 10909317, ALL IN TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PLN: 27-15-302-007-0000

C/K/A: 2550 W. 159<sup>th</sup> Street, Orland Park, IL 60462

**SUBJECT TO:** (a) covenants, conditions and restrictions of record; (b) private, public and utility easements and roads and highways, if any; (c) general taxes for the year 2007 and subsequent years; (d) matters disclosed on the Survey prepared by Kenneth Rasmussen dated November 28, 2007; (e) IDOT's right, title, and interest in and possession of the perpetual and temporary easements in the subject property created by the December 7, 2006 Order of Court ("Easements") in *IDOT v. Marquette Bank, as Trustee under Trust No. 13596, et al.* Cook County Circuit Court Case No. 06 L 50792 ("the IDOT Matter"); and

f) the reservation by Grantor, to itself alone of any and all right, title and interest in any and all compensation which has been awarded or shall at any time in the future be awarded as a result of any taking identified in the pleadings filed by the Plaintiff in the IDOT Matter as of September 30, 2007, or as a result of the Counterclaim filed by the Defendants in the IDOT Matter, whether for the imposition of the Easements (as defined above) on the property conveyed hereby, whether in respect to any improvements on any part of the property being conveyed hereby, whether for the taking of any compensable interest in any of the foregoing or for any damages to any part of the property conveyed hereby or due to any compensable interest therein, all of which right, title and interest shall remain with Grantor and none of which shall be transferred to Grantee, or any of its successors and assigns, including but not limited to any of its lenders.

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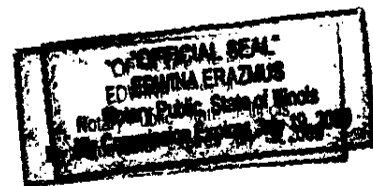
## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed 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 3/25/08

Signature [Signature]  
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID [Signature] THIS 25 DAY OF March, 2008.



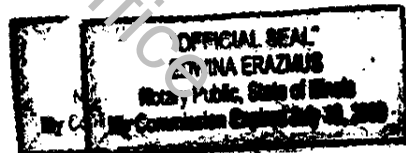
NOTARY PUBLIC [Signature]

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 and hold title to real estate under the laws of the State of Illinois.

Dated 3/25/08

Signature [Signature]  
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID [Signature] THIS 25 DAY OF March, 2008.



NOTARY PUBLIC [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.]