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Doc#: 1222811156 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 08/15/2012 11:56 AM Pg: 1 of 4

TRUSTEE'S DEED
01146 - 2595 1/2

Mail to:

Tax bills to
Paul B. Garver, Esq.
35 S. Garfield
Hinsdale, Illinois 60521-4212

This Trustee's Deed, made this 16 day of July 2012 between Marilyn G. Slanec, Linda Slanec Higgins, and Laura Ann Slanec, Co-Trustees under the Bernard F. Slanec Living Trust, dated May 12, 1994, as to an undivided 50% interest, and under the Marilyn G. Slanec Living Trust, dated May 12, 1994, as to an undivided 50% interest, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to Marcial Diaz and Veronica Diaz, husband and wife, of Plainfield, Illinois, not as tenants in common or as joint tenants but as tenants by the entirety, the following described Real Estate situated in Cook County, Illinois, to wit:

LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT A

COMMONLY KNOWN AS: 2245 Forest Avenue, North Riverside, Illinois 60546-1322

PARCEL NO.: 15-25-102-019-0000; 15-25-102-021-0000

SUBJECT TO: A) Covenants, Conditions, and Restrictions of Record; B) Private, Public, and Utility Easements, Roads, and Highways, if any; and C) General real estate taxes not yet due and payable, 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 not as tenants in common or as joint tenants but as tenants by the entirety forever.

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 Co-Trustees in pursuance of the trust agreement above mentioned. This Deed is made subject to the lien of every trust deed or mortgage, if any, of record in said county given to secure the payment of money and remaining unreleased at the date of the delivery hereof.

In Witness Whereof, the Co-Trustees have caused their names to be signed to these presents this day and year first written above.

Marilyn G. Slanec, Co-Trustee

Linda Slanec Higgins, Co-Trustee

Laura Ann Slanec, Co-Trustee

REAL ESTATE TRANSFER		08/02/2012
	COOK	\$86.25
	ILLINOIS:	\$172.50
TOTAL:		\$258.75

Prepared by: Joseph R. Ziccardi
20 North Clark Street, Suite 1100
Chicago, Illinois 60602

15-25-102-019-0000 | 20120701606170 | TD6YP5

STEWART TITLE COMPANY
2055 West Army Trail Road, Suite 110
Addison, IL 60101
630-989-4000

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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 Marilyn G. Slanec, Co-Trustee, personally known to me to be the same persons whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed, and delivered the said instrument as 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 hand and notarial seal this ____ day of July 2012.

Notary Public

STATE OF CALIFORNIA)
) ss.
COUNTY OF _____)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Linda Slanec Higgins, Co-Trustee, 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 notarial seal this ____ day of July 2012.

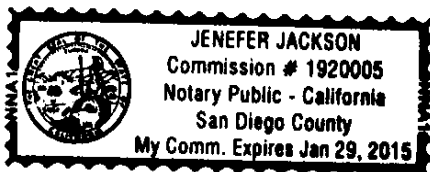
Notary Public

STATE OF CALIFORNIA)
) ss.
COUNTY OF San Diego)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Laura Ann Slanec, Co-Trustee, 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 notarial seal this 16 day of July 2012.

Notary Public



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CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT

State of California

}ss.

County of San Mateo

On July 24, 2012 before me, Angela Macedo, Notary Public, personally appeared Linda Slanec Higgins, proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Angela Macedo

 Angela Macedo, Notary Public

San Mateo County Clerk's Office

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**COMMITMENT FOR TITLE INSURANCE
SCHEDULE A**

Exhibit A - Legal Description

THE NORTH 1/2 OF LOT 26 AND ALL OF LOT 27 IN BLOCK 3 IN WALTER G. MCINTOSH & CO'S. 22ND STREET ADDITION, A SUBDIVISION OF THAT PART OF THE NORTH 100 ACRES OF THE NORTHWEST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE CHICAGO, MADISON AND NORTHERN RAILROAD RIGHT OF WAY, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office