

# UNOFFICIAL COPY

FOR RECORDING, MAIL TO:

SATURN TITLE, LLC  
1030 W. HIGGINS RD.  
SUITE 365  
PARK RIDGE, IL 60068

1411719 1083



Doc#: 1407156066 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 03/12/2014 03:06 PM Pg: 1 of 3

**TRUSTEE'S DEED**  
**ILLINOIS STATUTORY**  
**Joint Tenancy**

THE GRANTOR(S) Steven M. Bentz, Trustee of the Steven M. Bentz Revocable Living Trust dated April 22, 2010, and Mara C. Bentz, Trustee of the Mara C. Bentz Revocable Living Trust dated April 22, 2010, husband and wife, both of Elgin, Cook County, Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, and in pursuance of the power and authority vested in the grantor(s) as said trustee(s) and of every other power and authority the grantor(s) hereunto enabling, do(es) hereby convey and quitclaim unto the grantee(s), Alicia Ramirez Gonzalez, Martha L. Mancera, and Ricardo J. Mancera, all from Elgin, Illinois, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

*\* AS JOINT TENANTS AND NOT AS TENANTS IN COMMON*

**PARCEL 1: UNIT 24-1 IN FIELDSTONE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED LAND: PARTS OF FIELDSTONE UNIT NO. 1 AND FIELDSTONE UNIT NO. 2, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 20 AND THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 20, IN TOWNSHIP 31 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 08089911, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.**

**PARCEL 2: EASEMENTS FOR INGRESS, EGRESS, USE AND ENJOYMENT FOR THE BENEFIT OF PARCEL 1 OVER, ON, ACROSS AND THROUGH ADJOINING LAND AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED AS DOCUMENT NUMBER 08-065512.**

SUBJECT TO: Party wall rights, private, public and utility easements and roads and highways, covenants, conditions and restrictions of record, special taxes or assessment, general taxes for the year 2013 and subsequent years including taxes, and installments not due at the date hereof of any special tax or assessment.



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Together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, 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 not as tenants in common but as joint tenants.

Permanent Real Estate Index Number(s): 06-20-208-018-1082  
Address(es) of Real Estate: 630 Littleton Trail, Elgin, IL 60120

Dated this 28<sup>th</sup> day of February, 20 14.

X [Signature] Trustee

Steven M. Bentz, Trustee of the Steven M. Bentz Revocable Living Trust dated April 22, 2010 and Mara C. Bentz

X [Signature] Trustee

Mara C. Bentz, Trustee of the Mara C. Bentz Revocable Living Trust dated April 22, 2010

STATE OF IL, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Steven M. Bentz and Mara C. Bentz, personally known to me to be the same person(s) whose name(s) are 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 official seal, this 28 day of Feb, 20 14.

[Signature] (Notary Public)

**Prepared by:**  
John Kumor  
Kumor & Hipple, P.C.  
7642 West Belmont Avenue  
Chicago, Illinois 60634  
(773) 625-2200

**Mail To:**

CHRIS Clery  
1111 PLAZA DR  
SUITE 500  
SCHAUMBURG, IL  
60173


**Name and Address of Taxpayer:**

Alicia Ramirez Gonzalez, Martha L. Mancera and Ricardo J. Mancera  
630 Littleton Trail  
Elgin, IL 60120

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STATE TAX

**STATE OF ILLINOIS**



MAR. 12. 14


REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000003620

|                          |
|--------------------------|
| REAL ESTATE TRANSFER TAX |
| 00126.50                 |
| FP 103051                |

COUNTY TAX

**COOK COUNTY**  
REAL ESTATE TRANSACTION TAX



MAR. 12. 14

REVENUE STAMP

# 0000003620

|                          |
|--------------------------|
| REAL ESTATE TRANSFER TAX |
| 00063.25                 |
| FP 103048                |

Property of Cook County Clerk's Office