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This instrument prepared by:
Pamela J. Panczyk
1650 N. Arlington Heights Rd, #100
Arlington Heights, IL 60004

Doc#: 1407135126 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/12/2014 02:50 PM Pg: 1 of 3

Mail future tax bills to:
MARK and ANGELA FREDRICKX
606 N. BENTON ST.
PALATINE, IL 60067

Mail this recorded instrument to:
Patrick J. McAndrews, PC
4318 W. Crystal Lake Rd. Ste. A
McHenry, IL 60050

14060410054

TRUSTEE'S DEED

This Indenture, made this 20 day of February, 2014, between Cornerstone National Bank & Trust Company, as Successor Trustee under the provision of a deed or deeds in trust duly recorded and delivered to said trustee in pursuance of a trust agreement executed by Marie E. Kelly, as settlor, dated June 25, 1975, and most recently amended in full on May 3, 2004, originally identified as Trust Number 5765 and later identified as Trust Number 407256200, party of the first part, and MARK FREDRICKX and ANGELA FREDRICKX husband and wife, not as joint tenants or tenants in common, but as tenants by the entirety of 1437 Driftwood Avenue, Palatine, IL 60067, party of the second part.

Witnesseth. That said party of the first part, in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable considerations in hand paid, does hereby grant, sell, and convey unto said party of the second part, the following described real estate, situated in COOK County, State of Illinois, to wit:

THE NORTH 100 FEET OF THAT PART OF THE NORTHWEST 1/4 OF SECTION 14, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 14, THENCE SOUTH ALONG THE WEST LINE OF SECTION 14, A DISTANCE OF 1310.0 FEET TO THE CENTER LINE OF BALDWIN ROAD; THENCE SOUTH 70 DEGREES 27 MINUTES EAST ALONG THE SAID CENTER LINE, A DISTANCE OF 274.25 FEET; THENCE SOUTHEASTERLY ALONG THE SAID CENTER LINE BEING ALONG A CURVE TO THE LEFT A DISTANCE OF 154.27 FEET TO THE PLACE OF BEGINNING; THENCE NORTH 01 DEGREES 29 MINUTES EAST A DISTANCE OF 297.6 FEET; THENCE SOUTH 88 DEGREES 31 MINUTES EAST A DISTANCE OF 221.9 FEET; THENCE SOUTH 0 DEGREES 06 MINUTES WEST A DISTANCE OF 370.7 FEET TO THE CENTER LINE OF BALDWIN ROAD; THENCE NORTHWESTERLY ALONG SAID CENTER LINE A DISTANCE OF 241.98 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 02-14-110-028
Property Address: 606 N. BENTON ST., PALATINE, IL 60067

together with the tenements and appurtenances thereunto belonging.

Subject, however, to the general taxes for the year of 2013 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

To Have and To Hold the same unto said party of the second part, and to the proper use, benefit, and behold forever of said party of the second part.

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

REAL ESTATE TRANSFER	02/21/2014
COOK	\$160.00
ILLINOIS:	\$320.00
TOTAL:	\$480.00



02-14-110-028-0000 | 20140201601747 | STYFND

Attorneys' Title Guaranty Fund, Inc.
1 S. Wacker Dr. STE 2400
Chicago, IL 60606-4650
Attn: Search Department

FOR USE IN: ALL STATES
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K/3

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Corporate Trustee

In Witness Whereof, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its ALLISON YEARIAN Trust Officer and attested by its Linda A. Theberge ~~Trust Officer~~, the day and year first above written.

Linda A. Theberge
Corporate Secretary

CORNERSTONE NATIONAL BANK & TRUST CO.
Trustee

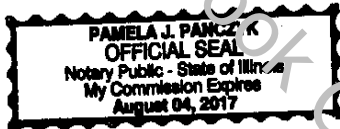
By Allison Yearian
Trust Officer

Attest Linda A. Theberge
~~Trust Officer~~ Corporate Secretary

STATE OF ILLINOIS)
COUNTY OF COOK) SS

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that MARIE E. KELLY, as Trustee(s) aforesaid, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument as such Trustee(s), appeared before me this day in person and acknowledged that he/she/they signed and delivered said instrument as his/her/their free and voluntary act for the uses and purposes set forth therein.

Given under my hand and Notarial Seal this 20th day of February, 2014.



Pamela J. Pauczek
Notary Public

Property of Cook County Clerk's Office

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PLAT ACT AFFIDAVIT

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

Terry Kelly,
being duly sworn on oath, states that ~~he~~ ^{used to} she
resides at 606 N. Benton Street
Palatine, IL 60067,

and that the attached deed or lease is not in violation of the Illinois Plat Act for one of the following reasons (CIRCLE NUMBER BELOW THAT IS APPLICABLE TO ATTACHED DEED OR LEASE):

1. The division or subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
2. The division of lots or blocks of less than 1 acre in any recorded subdivision, which does not involve any new streets or easements of access.
3. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
4. The conveyance of parcels of land or interests therein for use as a right of way for railroads or other public utility facilities and other pipe lines which does not involve any new streets or easements of access.
5. The conveyance of land owned by a railroad or other public utility, which does not involve any new streets or easements of access.
6. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with public use.
7. Conveyances made to correct descriptions in prior conveyances.
8. The sale or exchange of parcels or tracts of land following the division into no more than 2 parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access.
9. The sale of a single lot of less than 5 acres from a larger tract when a survey is made by an Illinois Registered Land Surveyor, provided that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973, provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land.

Affiant further states that he/she makes this affidavit for the purpose of inducing the Recorder of COOK County, Illinois, to accept the attached deed for recording.

Terrance F. Kelly
Signature of Affiant

Subscribed and sworn to before me this

20th day of February, 2014
Day Month Year
Pamela J. Panczyk
Notary Public

