**UNOFFICIAL CO** 



Doc#: 1416226023 Fee: \$48.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds Date: 06/11/2014 11:33 AM Pg: 1 of 6

TRUSTEE'S DEED (Illinois)

This AGREEMENT made this 30th day of May, 2014, between Michael Bagazinski, Trustee of the Michael Bagazinski Trust Dated April 6, 2011 and Kirsten Krantz Trustee of

The Kirsten Kran'z Trust Dated April 6, 2011

Grantor, and Jeffrey Stevens and Megan

Stevens, Grantees. A.S. Husband and Whe

WITNESSES: The Grantor is or ideration of the sum of ten dollars (\$10.00) and any other good and valuable consideration receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Spenter as said Trustee and of every other power and authority the Grantor hereunto enabling, in hereby convey a quitclaim unto the Grantees, not in joint tenancy, not as tenants in common, but in tenancy by the entirety, in fee simple, the following described real estate, situated in the County of Cook, State of Illinois, to Wit:

#### SEE ATTACHED LEGAL DESCRIPTION

Permanent Index Number:

14-30-116-043-0000

Rabin and WSA 33037 Address of Real Estate:

2340 W. Wolfram, Chicago, Illinois 60618

together with the tenements, hereditament and appurtenances thereunto belonging or in any wise appertaining.

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 deed or mortgage (if any there be) of record in said county to secure the payment of money, and remaining unreleased at the date of the deliver hereof.

IN WITNESS WHEREOF, the Grantor, as Trustee as aforesaid, hereunto set their hand and seal the day and year first written above.

Michael Bagazinski, Trustee of the Michael Bagazinski Trust Dated April 6, 2011

06/03/2014 REAL ESTATE TRANSFER \$2,797.50 **CHICAGO:** \$1,119.00 CTA:

\$3,916.50 TOTAL:

**REAL ESTATE TRANSFER** 

06/03/2014 \$186.50 COOK \$373.00 ILLINOIS: \$559.50 TOTAL:

14-30-116-043-0000 | 20140501606972 | MFS57F

14-30-116-043-0000 | 20140501606972 | MY7J99



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# **UNOFFICIAL COPY**

STATE OF
) SS
COUNTY OF <u>COOK</u> ) ss
I, the undersigned a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Michael Bagazinski, Trustee of the Michael Bagazinski Trust Dated April 6, 2011, 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 Colivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.
GIVEN under my hand and official seal, this 30 day of May, 2014
OFFICIAL SEAL  DEBBIE CARTER  NOTARY PUBLIC  Notary Public - State of Illinoi Formission Expires  Mr. Commission Expires
Gommission Expires Nov 17, 2014
N WITNESS WHEREOF, the Grantor, as Trustee as aforesaid, hereunto set their hand and seal the day and year first written above.
Cd. Vi. 4. V. 4. Tout Detail 6 2011
Kirsten Krantz, Trustee of the Kirsten Krantz Trust Dated April 6, 2011
<b>Y</b>
OT A TE OF
STATE OF
STATE OF
COUNTY OF
I, the undersigned a Notary Public in and for said County, in the State aforesaid, DO
HEREBY CERTIFY THAT Kirsten Krantz, Trustee of the Kirsten Krantz Trust Drued April 6,
2011, 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 there is set
forth.
GIVEN under my hand and official seal, this day of May, 2014
•
NOTARY PUBLIC Commission Expires

1416226023D Page: 3 of 6

## **UNOFFICIAL COPY**

	UNTY OF COOK	) SS )		
Apr fore seal	REBY CERTIFY THA il 6, 2011, personally l going instrument, app	AT Michael Bagazinsk known to me to be the eared before me this o	ii, Trustee of the Mick same person whose a lay in person and ack	the State aforesaid, DO hael Bagazinski Trust Date name is subscribed to the nowledged that she signed, for the uses and purposes
	GIVEN vacer my	hand and official seal	this day of Ma	y, 2014
NO	TARY PUBLIC	Ox	Commiss	sion Expires
	WITNESS WHEREOF day and year first writt		tee as aforesaid, here	unto set their hand and sea
10	hises llows		<u></u>	
Kirs	sten Krantz, Trustee of	the Kirsten Krantz T	rust Dawa April 6, 20	011
STA	UNTY OF COOK	<u>&gt;</u> ) ) SS _)	C	94
201 inst	REBY CERTIFY THA  1, personally known to rument, appeared before vered the said instrument.	AT Kirsten Krantz, Tro o me to be the same per re me this day in perse ent as her free and vol	I for said County, in the street of the Kirsten Kerson whose name is soon and acknowledged untary act, for the use	the State aforesaid, DO rantz Trust Deter April 6, subscribed to the foregoing that she signed, staled an es and purposes therein set
	GIVEN under my	hand and official seal,	this $\frac{29^{th}}{2}$ day of Ma	y, 2014
NO	Lei Bolde TARY PUBLIC	<del>-</del>		ion Expires
No	OFFICIAL SEAL LEA BALLARINO . Stary Public - State of Illinois			

1416226023D Page: 4 of 6

#### **UNOFFICIAL COPY**

TRUSTEE'S DEED (Ulinois)

This AGREEMENT made this \_\_\_\_ day of May, 2014, between
Michael Bagazinski, Trustee of the
Michael Bagazinski Trust Dated April 6,
2011 and Kirsten Krantz Trustee of
The Kirsten Krantz Trust Dated April 6, 2011
Grantor, and Jeffrey Kirstens and Megan
Stevens, Grantees.

WITNESSES: The Grantor in consideration of the sum of ten dollars (\$10.00) and any other good and valuable consideration receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor as said Trustee and of every other power and authority the Grantor hereunto enabling, is hereby convey a quitclaim unto the Grantees, not in joint tenancy, not as tenants in common, but in tenancy by the entirety, in fee simple, the following described real estate, situated in the County of Cook, State of Illinois, to Wit:

SEE ATTACHED LEGAL DESCRIPTION

Permanent Index Number:

14-30-116-043-0000

Address of Real Estate:

2340 W. Wolfram, Chicago, Illinois 60618

together with the tenements, hereditament and appurtenances thereunto be imging or in any wise appertaining.

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 deed or moregage (if any there be) of record in said county to secure the payment of movey, and remaining increleased at the date of the deliver hereof.

IN WITNESS WHEREOF, the Grantor, as Trustee as aforesaid, hereunto set their hand and seal the day and year first written above.

Michael Bagazinski, Trustee of the Michael Bagazinski Trust Dated April 6, 2011

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### **UNOFFICIAL COPY**

#### **EXHIT A - LEGAL DESCRIPTION**

Property address:

2340 W. Wolfram, Chicago, Illinois 60618

Property index number:

14-30-116-043-0000

Legal asscription:

PARCELL THAT PART OF LOTS 16 AND 17 IN BLOCK 9 IN "CLYBOURN AVENUE ADDITION TO LAKEVIEW AND CHICAGO" IN THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT 1012323, BOUNDED BY A LINE DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 18; THENCE N 19 DEGREES 54'25" E, ALONG THE NORTH LINE OF WEST WOLFRAM STREET, A DISTANCE OF 38.50 FEET TO THE POINT OF BEGINNING FOR THE PARCEL HEREIN DESCRIBED; THENCE N 00 DEGREES 00'00" E, 50.79 FEET; THENCE N 90 DEGREES 00'00" E, PERPENDICULAR TO THE LAST DESCRIBED COURSE, 15.00 FEET; THENCE S 00 DEGREES 00'00" E, PERTENDICULAR TO THE LAST DESCRIBED COURSE, 50.77 FEET TO A POINT IN THE SOUTH LINE OF SAID BLOCK 9, ALSO BEING THE NORTH LINE OF WOLFRAM STREET; THENCE S 89 DEGREES 54'25" W, ALONG SAID SOUTH LINE OF SAID BLOCK 9, 15.00 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS FOR INGRESS AND EGRESS CREATED BY DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR RIVER WALK TOWNHOMES PHASE II HOMEOWNERS' ASSOCIATION RECORDED AUGUST 23, 2002 AS DOCUMENT NUMPER 0020929677 AND BY DECLARATION OF EASEMENTS AND COVENANTS FOR THE RIVER WALK LOFTS CONDOMINIUM, THE RIVER WALK TOWNHOMES CONDOMINIUM AND THE TAMARACK AT RIVER WALK TOWNHOMES RECORDED MARCH 9, 2000 AS DOCUMENT 00170099.

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### **UNOFFICIAL COPY**

This instrument was prepared by:

Ami J. Oseid Attorney at Law 3653 W. Irving Park Road Chicago, Illinois 60618

MAIL DEED TO:

Ami J. Oseid Attorney at Law 3653 W. Irving Park Road Chicago, Illinois 60618 MAIL SUBSEQUENT TAX BILLS TO:

Jeffrey Stevens
2340 W. Wolfram
Chicago, Illinois 60618