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Doc#: 1504101016 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/10/2015 10:19 AM Pg: 1 of 2

1504101016

This instrument prepared by:
Curtis Eric Edlund
444 N. Northwest Highway, #155
Park Ridge, IL 60068

Mail future tax bills to:
Catherine Lennon
300 S. Dee Rd., Unit 2B
Park Ridge, IL 60068

Mail this recorded instrument to:
Vicki Gonzalez
15 N. Northwest Hwy
Park Ridge, IL 60068-3339

1/2

TRUSTEE'S DEED

This Indenture, made this 30th day of January, 2015, between Daniel A. Nocchi, 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 dated June 20, 2001, and known as David W. Nocchi Trust, party of the first part, and Catherine Lennon of 200 S. Dee Rd., Apt. 2E, Park Ridge, Illinois 60068, 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:

PARCEL 1:

Unit 2-B, as delineated on survey of the following described parcel of real estate: Lot 2 in Ferrara and La Cerra's Addition to Park Ridge, being a Subdivision of part of the Northwest 1/4 of Section 34, Township 41 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois, which survey is attached as Exhibit "A" to Declaration of Condominium Ownership and of Easements, Restrictions and Covenants for Chelsey Square Condominium Apartments South made by Chicago Title and Trust Company, an Illinois Corporation, as Trustee under Trust Agreement dated October 10, 1980 and known as Trust Number 55692, recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as Document 22363444; together with its undivided percentage interest in the common elements (the improvements except all the units therein and the real estate upon which they are erected as set forth in the Declaration of Condominium Ownership and the survey), in Cook County, Illinois.

PARCEL 2: Easement appurtenant for the benefit of Parcel 1 for parking purposes in and to parking space Number 17 as defined and set forth in said Declaration and survey, all in Cook County, Illinois.

Permanent Index Number(s): 09-34-101-028-1011
Property Address: 300 S. Dee Rd., Unit 2B, Park Ridge, IL 60068

Attorneys' Title Guaranty Fund, Inc.
1111 North Dearborn Street, Suite 2400
Chicago, IL 60610-4150
Attorney-in-Charge Department

together with the tenements and appurtenances thereunto belonging.

Subject, however, to the general taxes for the year of 2014 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

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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.

Individual Trustee(s)

In Witness Whereof, said party of the first part has caused its name to be signed to these presents the day and year first above written.

Daniel A. Nocchi

Daniel A. Nocchi, Successor Trustee

STATE OF ILLINOIS

COUNTY OF COOK

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I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that David W. Nocchi Trust dated June 20, 2001, 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 30 day of Jan 2015



Curtis E. Edlund
Notary Public



CITY OF PARK RIDGE
REAL ESTATE
TRANSFER STAMP
NO. 35342

REAL ESTATE TRANSFER TAX

05-Feb-2015



COUNTY:	90.00
ILLINOIS:	180.00
TOTAL:	270.00

09-34-101-028-1011 | 20150101659824 | 0-655-535-744