

# UNOFFICIAL COPY



Doc#: 1525326096 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/10/2015 04:03 PM Pg: 1 of 3

**This instrument prepared by:**  
John T. Clery, PC  
1515 E. Woodfield Rd, Suite 830  
Schaumburg, IL 60173

**Mail future tax bills to:**  
Nick's Property LLC, an Illinois limited liability  
company  
1351 Jarvis Ave.  
Elk Grove Village, IL 60007

**Mail this recorded instrument to:**  
Hymen & Blair, P.C.  
1411 McHenry Rd.  
Suite 125  
Buffalo Grove, IL 60089

150254203087

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## TRUSTEE'S DEED

**This Indenture**, made this 24th day of August, 2015, between Ronald L. Lach and Pamela E. Lach, as Trustees of the Lach Family Trust Dated November 11, 2000, of Canyon Lake, CA, party of the first part, and Nick's Property LLC, an Illinois limited liability company of Elk Grove Village, IL, 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:

LOT 2 IN DAVID'S RESUBDIVISION, BEING A RESUBDIVISION OF THE NORTH 220.00 FEET OF THE EAST 420.00 FEET OF LOT 230 IN HIGGINS INDUSTRIAL PARK, UNIT 165, BEING A SUBDIVISION IN THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 08-27-400-075-0000  
Property Address: 1351 Jarvis Ave., Elk Grove Village, IL 60007

together with the tenements and appurtenances thereunto belonging.

Subject, however, to the general taxes for the year of 2015 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.

THIS IS NOT HOMESTEAD PROPERTY.

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

Handwritten signatures and stamps, including "SEARCHED" and "INDEXED" stamps.

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

Lach Family Trust Dated November 11, 2000

Ronald L. Lach, Trustee  
By: Ronald L. Lach, as Trustee aforesaid

Pamela E. Lach, Trustee  
By: Pamela E. Lach, as Trustee aforesaid

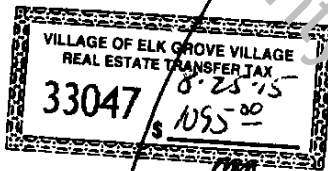
STATE OF ~~ILLINOIS~~ California)  
) SS  
COUNTY OF ~~COOK~~ Alameda )

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Ronald L. Lach and Pamela E. Lach, as Trustees of the Lach Family Trust Dated November 11, 2000, 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 24<sup>th</sup> day of August, 2015.

see Attachment

Jana M. [Signature]  
Notary Public



### REAL ESTATE TRANSFER TAX 31-Aug-2015



COUNTY:	182.50
ILLINOIS:	365.00
TOTAL:	547.50

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## CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California )  
 County of Riverside )  
 On August 24<sup>th</sup>, 2015 before me, Sara M. Nichols, Notary Public  
Date Here Insert Name and Title of the Officer  
 personally appeared Pamela E. Lach  
Name(s) of Signer(s)  
Ronald L. Lach

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) 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.



Signature [Handwritten Signature]  
Signature of Notary Public

Place Notary Seal Above

### OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

#### Description of Attached Document

Title or Type of Document: Trustee's Deed Document Date: 08/24/2015  
 Number of Pages: 2 Signer(s) Other Than Named Above: N/A

#### Capacity(ies) Claimed by Signer(s)

Signer's Name: Pamela E. Lach  
 Corporate Officer — Title(s): \_\_\_\_\_  
 Partner —  Limited  General  
 Individual  Attorney in Fact  
 Trustee  Guardian or Conservator  
 Other: \_\_\_\_\_

Signer's Name: Ronald L. Lach  
 Corporate Officer — Title(s): \_\_\_\_\_  
 Partner —  Limited  General  
 Individual  Attorney in Fact  
 Trustee  Guardian or Conservator  
 Other: \_\_\_\_\_

Signer Is Representing: Lach Family Trust Dated November 11, 2000

Signer Is Representing: Lach Family Trust Dated November 11, 2000