

# UNOFFICIAL COPY

18045093  
TRUSTEE'S DEED



Doc#: 1532146098 Fee \$40.00  
RHSP Fee:\$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 11/17/2015 11:38 AM Pg: 1 of 2

**MAIL TO:**

Aaron Basch  
5600 W. 127th Street  
Crestwood, IL 60445

**TAXPAYER ADDRESS:**

Michael Oosterbaan  
1812 S. Dearborn, Unit 41  
Chicago, IL 60616

Above Space for Recorder's Use Only

THIS INDENTURE, made this 6<sup>th</sup> day of November, 2015 by **ROBERTO D. IVALDI, NOT INDIVIDUALLY BUT AS TRUSTEE OF THE ROBERTO IVALDI REVOCABLE TRUST, U/T/A/D AUGUST 10, 2002 and LAURA IVALDI, NOT INDIVIDUALLY BUT AS TRUSTEE OF THE LAURA IVALDI REVOCABLE TRUST, U/T/A/D AUGUST 10, 2002** hereinafter referred to as Grantors, and **MICHAEL OOSTERBAAN**, hereinafter referred to as Grantee: 2

**WHEREAS**, Grantors are the duly acting Trustees of THE ROBERTO IVALDI REVOCABLE TRUST, U/T/A/D AUGUST 10, 2002 and THE LAURA IVALDI REVOCABLE TRUST, U/T/A/D AUGUST 10, 2002, with full power and authority to execute this instrument pursuant to the trust instrument referred to herein.

**NOW, THEREFORE**, the Grantors, not individually but as such Trustees, in consideration of the sum of TEN DOLLARS (\$10.00) in hand paid by Grantee, the receipt and sufficiency of which is hereby acknowledged, does hereby Grant, Sell and Convey to: **MICHAEL OOSTERBAAN**, pursuant to said power and authority referred to above, as well as every other power and authority thereunto enabling, in the following described real estate situated in COOK County, Illinois, legally described as:

PARCEL 1 : UNITS D-41 IN DEARBORN VILLAGE I CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE : LOTS 1, 2, 3 AND 4 (EXCEPT THE NORTH 64 FEET THEREOF) IN FRANZ'S SUBDIVISION OF THE WEST 101 FEET OF LOTS 2 AND 3 IN BLOCK 15 IN CANAL TRUSTEE'S SUBDIVISION OF THE EAST FRACTIONAL SOUTH EAST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; AND THE EAST 50 FEET OF LOT 3 (EXCEPT THE NORTH 64 FEET) AND ALL OF LOTS 6, 7, 10, 11 AND 14 IN BLOCK 15 IN CANAL TRUSTEES NEW SUBDIVISION OF THE EAST FRACTION OF THE SOUTH EAST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14 , EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, TOGETHER WITH THE WEST 1/2 OF THE VACATED ALLEY EAST AND ADJOINING THE AFORESAID LAND AND THE EAST HALF OF VACATED DEARBORN STREET WEST OF AND ADJOINING THE AFORESAID LAND, WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 98677960, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

**USI**

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PARCEL 2 : THE RIGHT TO THE USE OF DP14 AND P-14 AND P-B LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 98677960.

**SUBJECT TO: Covenants, conditions and restrictions of record and general real estate taxes for 2015 and subsequent years.**

Permanent Index Number: 17-21-409-033-1041.

Address of Real Estate: 1812 S. Dearborn, Unit 41, Chicago, IL 60616.

**TOGETHER WITH ALL** right, title, and interest whatsoever, at law or in equity of said Trustees, in and to the premises.

**IN WITNESS WHEREOF**, Grantors, not individually, but as Trustees aforesaid, has hereunto set their hand and seal the day and year first above written.



ROBERTO D. IVALDI, NOT INDIVIDUALLY, BUT AS TRUSTEE OF THE ROBERTO IVALDI REVOCABLE TRUST, U/T/A/D AUGUST 10, 2002.



LAURA IVALDI, NOT INDIVIDUALLY, BUT AS TRUSTEE OF THE LAURA IVALDI REVOCABLE TRUST, U/T/A/D AUGUST 10, 2002.

STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF COOK )

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT, ROBERTO D. IVALDI, NOT INDIVIDUALLY BUT AS TRUSTEE OF THE ROBERTO IVALDI REVOCABLE TRUST U/T/A/D AUGUST 10, 2002 and LAURA IVALDI, NOT INDIVIDUALLY BUT AS TRUSTEE OF THE LAURA IVALDI REVOCABLE TRUST, U/T/A/D AUGUST 10, 2002, personally known to me to be the same persons whose names 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.

Given under my hand and official seal, this 6<sup>th</sup> day of November, 2015.



Prepared by: Brennan Law Offices, Ltd., 155 N. Michigan, Suite 700, Chicago, IL 60601

REAL ESTATE TRANSFER TAX 10-Nov-2015



COUNTY: 210.00  
ILLINOIS: 420.00  
TOTAL: 630.00

17-21-409-033-1041 | 20151101641560 | 1-564-780-608

REAL ESTATE TRANSFER TAX 10-Nov-2015



CHICAGO: 3,150.00  
CTA: 1,260.00  
TOTAL: 4,410.00

17-21-409-033-1041 | 20151101641560 | 0-232-007-744