

# UNOFFICIAL COPY

## Trustee Deed

State of Illinois )  
                          ) ss  
County of Cook)



Doc#: 1604904003 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 02/18/2016 10:09 AM Pg: 1 of 2

### Grantor:

**Paul Theodosis and Ioanna Theodosis as Trustees of the  
Paul Theodosis and Ioanna Theodosis Living Trust**  
Dated July 12, 2001  
401 Shawn Court  
Wheeling Illinois 60090

### Conveys and Warrants to the Grantee:

Lynn T. Brown  
572 Meadowview Drive  
Wauconda IL 60084

In Consideration of the Sum of TEN Dollars (\$10.00) and other good and valuable consideration, in hand paid, does hereby grant, warrant and convey to the aforementioned grantee in fee simple absolute, the following described real estate in the Village of Palatine, County of Cook, State of Illinois, to wit:

### SEE ATTACHED LEGAL DESCRIPTION

Common address: 444 ~~X~~ Osage, Unit 3B Palatine IL 60074  
Permanent Real Estate Tax No. 02-02-400-061-1108 Vol. 140

Subject to 2015 and subsequent real estate taxes and further declaring that this property is NOT A HOMESTEAD PROPERTY.

Dated this 10 day of February, 2016

Paul Theodosis  
Paul Theodosis Trustee

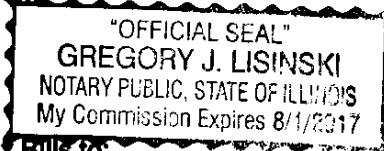
Ioanna Theodosis  
Ioanna Theodosis, Trustee

State of Illinois  
County of Cook

I Gregory J. Lisinski being a Notary Public in and for the County of Cook, State of Illinois, do hereby certify that Paul Theodosis and Ioanna Theodosis as Trustees appeared before me, are the same persons known to me and that she/he executed this instrument as her/his free and voluntary act, and that he/she executed the same in my presence.

Given this 10 day of February, 2016

Gregory J. Lisinski  
Notary Public



Mail To:  
Rosen/Leal Law Group  
3700 W Devon Ave  
Lincolnwood IL 60712  
9955-0

Send Tax Bills to:  
Lynn T. Brown  
572 Meadowview Dr.  
Wauconda, IL 60084

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## LEGAL DESCRIPTION

### Parcel 1

Unit 10-3B, in Pine Creek Condominium, as delineated on a plat of survey of the following described real estate:

Lots 1 to 35 and out lots "A", "B" and "C", in the Nursery Plat of Planned Unit Development in the Southeast 1/4 of Section 2, Township 42 North, Range 10, also a part of the Northwest 1/4 of the Southeast 1/4 of Section 2 aforesaid, East of the Third Principal Meridian, in Cook County, Illinois; which Survey is attached as Exhibit "A" to the Declaration of Condominium Ownership of Pine Creek Condominium, recorded as Document 25781564, together with an undivided percentage interest in the common elements.

### Parcel 2

Easements appurtenant to and for the benefit of Parcel 1 over Out-Lots "B" and "C" as defined and set forth in the declaration of Covenants, Restrictions and Easements, dated June 15, 1978 and Recorded June 26, 1978, as Document 24507143 and as created by deed recorded 26716842 for ingress and egress.

### Parcel 3

Easements appurtenant to and for the benefit of Parcel 1 over Out-lots "A" and "B" as set forth in the declaration of covenants, conditions, easements and restrictions for the Pine Creek Homeowners Association, recorded February 20, 1981, as Document 25781563, for ingress and egress, all in Cook County, Illinois.

Common address: 444 E. Osage, Unit 3-B Palatine IL 60074  
Permanent Real Estate Tax No. 02-02-400-061-1108 Vol. 14848

**REAL ESTATE TRANSFER TAX** 15-Feb-2016

<b>COUNTY:</b>	37.50
<b>ILLINOIS:</b>	75.00
<b>TOTAL:</b>	112.50

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