

# UNOFFICIAL COPY

TRUSTEE'S DEED  
(ILLINOIS)

Doc#: 1623008006 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/17/2016 09:02 AM Pg: 1 of 3

Dec ID 20160701634508  
ST/CO Stamp 0-591-049-536 ST Tax \$225.00 CO Tax \$112.50

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Property of Cook County Office

THE GRANTOR Eileen B. Duranso, as Successor Trustee of the Donald C. Duranso Revocable Trust dated April 21, 1998 as to an undivided  $\frac{1}{2}$  interest and Eileen B. Duranso, as Trustee of the Eileen B. Duranso Revocable Trust dated April 21, 1998 as to an undivided  $\frac{1}{2}$  interest, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), in hand paid, and pursuant to the power and authority vested in the Grantor as trustee, convey to Simon Beck and Kathleen Beck\* at 1002 E. Callero Circle, Mount Prospect, IL 60056 as Tenants by the entirety all interest in the following described real estate commonly known as: \* Husband and wife,

### LEGAL DESCRIPTION ATTACHED

Permanent Index Number(s): 03-27-100-092-1050

Property Address: 710 Creekside Drive, Unit 510, Mount Prospect, IL 60056

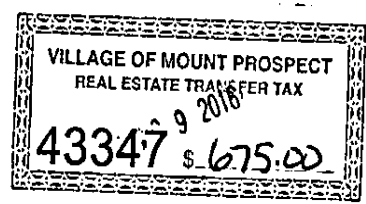
This deed is executed by the party of the first part, as Trustee, as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in it by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling, **SUBJECT TO:** Covenants, conditions and restrictions of record, private and utility easements and roads and highways, general taxes for the year 2016 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Law of the State of Illinois.

Dated this 12 day of August, 2016.

Eileen B Duranso  
Eileen B. Duranso, as Successor Trustee of the Donald C. Duranso Revocable Trust dated April 21, 1998

Eileen B Duranso  
Eileen B. Duranso, as Trustee of the Eileen B. Duranso Revocable Trust dated April 21, 1998



Landtrust National Title  
120 S. LaSalle St.  
Suite 1700  
Chicago, IL 60603

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STATE OF ILLINOIS )  
 ) SS,  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Donald C. Duranso, as Trustee of Donald C. Duranso Revocable Trust dated April 21, 1998 and Eileen B. Duranso, as Trustee of Eileen B. Duranso Revocable Trust dated April 21, 1998 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 in the instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 12<sup>th</sup> day of August, 2016.



*Joseph F. Delaney*  
\_\_\_\_\_  
Notary Public

THIS INSTRUMENT PREPARED BY  
Drost Kivlahan McMahon & O'Connor LLC  
11 South Dunton Ave  
Arlington Heights, IL 60005

MAIL TO:  
Haas & Haas  
115 S Emerson Street  
Mount Prospect, IL 60056  
*(13221-A)*

SEND SUBSEQUENT TAX BILLS TO:  
Simon Beck and Kathleen Beck  
710 Creekside Drive, Unit 510  
Mount Prospect, IL 60056

REAL ESTATE TRANSFER TAX		15-Aug-2016
	COUNTY:	112.50
	ILLINOIS:	225.00
	TOTAL:	337.50
03-27-100-092-1050   20160701634508   0-591-049-536		

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Landtrust National Title Services  
Corporation  
120 S. LaSalle Street, Suite 1700,  
Chicago, IL 60603  
Servicing Agent

First American Title Insurance  
Company

Drost, Kivlahan, McMahon &  
O'Connor, LLC  
11 S. Dunton Avenue, Arlington  
Heights, IL 60005  
Authorized Agent

## SCHEDULE A CONTINUED – CASE NO. LN16-10878

### LEGAL DESCRIPTION:

#### PARCEL 1:

UNIT 510A AND THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P7A AND STORAGE SPACE S7A LIMITED COMMON ELEMENTS IN CREEKSIDE AT OLD ORCHARD CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

PART OF LOTS 1 AND 2 IN OLD ORCHARD COUNTRY CLUB SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 27 AND PART OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 28 BOTH IN TOWNSHIP 42 NORTH RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED APRIL 8, 1996 AS DOCUMENT NUMBER 96261584, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

#### PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS IN FAVOR OF PARCEL 1 CREATED BY THE AFORESAID DECLARATION RECORDED AS DOCUMENT NUMBER 96261584.

### NOTE FOR INFORMATIONAL PURPOSES ONLY:

COMMONLY KNOWN AS: 710 Creekside Drive, Unit 510, Mount Prospect, IL 60056