

UNOFFICIAL COPY

16207705
TRUSTEE'S DEED



Doc# 1703146030 Fee \$40.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 01/31/2017 09:30 AM PG: 1 OF 2

Above Space for Recorder's Use Only

THIS INSTRUMENT, made this 20th day of January, 2017 by The Chicago Trust Company, as Trustee under the provisions of a Trust Agreement dated November 6, 1989 and known as the Rita L. Franzen Trust, hereinafter referred to as Grantor, and Byung Kim, a bachelor, of 3 Illinois Avenue, of the Village of Schaumburg, County of Cook, State of Illinois, hereinafter referred to as Grantee:

WHEREAS, Grantor is the duly acting Trustee under the provisions of a Trust Agreement dated November 6, 1989 and known as the Rita L. Franzen Trust, with full power and authority to execute this instrument pursuant to the trust instrument referred to herein.

NOW, THEREFORE, the Grantor, not individually but as such Trustee, 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: Byung Kim, a bachelor, of 3 Illinois Avenue, Schaumburg, Illinois 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, commonly known as 603 Eastview Court, Unit Z2, Schaumburg, IL 60194, legally described as:

UNIT NO. 1-17-7-L-Z-2 IN GATEWOOD CONDOMINIUM, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PORTIONS OF CERTAIN LOTS IN LEXINGTON TRAILS UNITS ONE AND TWO, BEING A RESUBDIVISION OF A PORTION OF LOTS 3 AND 4 IN DUNBAR LAKES, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 8, 1984 AS DOCUMENT 27,205,703, TOGETHER WITH A PORTION OF LOT 6 IN DUNBAR LAKES, BEING A SUBDIVISION IN THE NORTH 1/2 OF SECTION 23, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND EASEMENTS, RESTRICTIONS COVENANTS AND BY-LAWS FOR GATEWOOD CONDOMINIUM ASSOCIATION RECORDED SEPTEMBER 12, 1984 AS DOCUMENT NUMBER 27,249,938, TOGETHER WITH THE UNDIVIDED PERCENTAGE INTEREST APPURTENANT TO SAID UNIT IN THE PROPERTY DESCRIBED IN SAID DECLARATION OF CONDOMINIUM, AFORESAID, (EXCEPTING THE UNITS AS DEFINED AND SET FORTH IN SAID DECLARATION OF CONDOMINIUM AND SURVEY), IN COOK COUNTY, ILLINOIS.

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SUBJECT TO: Covenants, conditions and restrictions of record; building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; general real estate taxes for 2016 and subsequent years.

Permanent Index Number: 07-23-101-027-1224

Address(es) of Real Estate: 603 Eastview Court , Unit Z2, Schaumburg, IL 60194

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

IN WITNESS WHEREOF, Grantor, not individually, but as Trustee aforesaid, has hereunto set her hand and seal the day and year first above written.

By: Alana C. Fergus

The Chicago Trust Company, as Trustee under the provisions of a Trust Agreement dated November 6, 1989 and known as the Rita L. Franzen Trust

STATE OF ILLINOIS)
) ss
COUNTY OF)

I, the undersigned, a Notary Public In and for said County in the State aforesaid, DO HEREBY CERTIFY that The Chicago Trust Company, as Trustee under the provisions of a Trust Agreement dated November 6, 1989 and known as the Rita L. Franzen Trust, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as such Trustee for the uses and purposes therein set forth.

Given under my hand and official seal, this 20th day of January, 2017

Commission expires 12/28/19
OFFICIAL SEAL
ROBIN J. FISCHER
Notary Public - State of Illinois
My Commission Expires 12/28/2019


Robin J. Fischer
NOTARY PUBLIC



This instrument was prepared by: Williston, McGibbon and Kuehn, William R. Kuehn, 102 N. Cook Street, Barrington, IL 60011

MAIL TO

MAIL TO:
Gene Bobroff
700 Crest Avenue, Suite A
Schaumburg, IL 60193

SEND SUBSEQUENT TAX BILLS TO:
Byung J. Kim
603 Eastview Court , Unit Z2
Schaumburg, IL 60194


VILLAGE OF SCHAUMBURG
REAL ESTATE TRANSFER TAX
30839 \$ 195.00

| REAL ESTATE TRANSFER TAX | | 24-Jan-2017 |
|--|---------------|---------------|
|  | COUNTY: | 97.50 |
|  | ILLINOIS: | 195.00 |
| | TOTAL: | 292.50 |
| 07-23-101-027-1224 20170101600962 1-279-974-592 | | |