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Prepared by:

Doc# 1706812046 Fee \$42.00

Stephanie D. Uhler
Attorney at Law
4709 W. Golf, Suite 475
Skokie, IL 60076

RHSP FEE:\$9.00 RPRF FEE: \$1.00
KAREN A. YARBROUGH
COOK COUNTY RECORDER OF DEEDS
DATE: 03/09/2017 10:35 AM PG: 1 OF 3

After Recording Return to:

Sam Hong
SH Law
401 S. Milwaukee Avenue, Suite 240
Wheeling, IL 60090

TRUSTEE'S DEED
Statutory (Illinois)

THIS INDENTURE, made this 23rd day of February, 2017, by **The Jean M. James Revocable Trust dated December 7, 2011, Jean M. James as Trustee**, party of the first part, and **David H. Lim**, party of the second part,

WITNESSETH, that said party of the first part in consideration of the sum of Ten and No/100 Dollars, and other good and valuable consideration 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, Illinois, to-wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND HEREBY MADE A PART HEREOF.

Commonly known as: 1840 Wildberry Drive, #C, Glenview, IL 60025
P.I.N.: 04-23-302-014-1003

TO HAVE AND TO HOLD the same unto said party of the second part, forever.

SUBJECT TO: covenants, conditions, and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and ~~general~~ real estate taxes not due and payable at the time of Closing.

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 her 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.

REAL ESTATE TRANSFER TAX		01-Mar-2017
COUNTY:		155.00
ILLINOIS:		310.00
TOTAL:		465.00
04-23-302-014-1003 20170201617808 1-295-321-792		



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IN WITNESS WHEREOF, said party of the first part has caused her seal to be hereto affixed, and has caused his name to be signed to these presents the day and year first above written.

Jean M. James
Jean M. James as Trustee aforesaid

STATE OF ILLINOIS)
)SS:
COUNTY OF COOK)

The undersigned, a Notary public in and for the State and County aforesaid, does hereby certify that, **JEAN M. JAMES, as Trustee aforesaid**, 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 and delivered the said instrument as his own free and voluntary act and as the free and voluntary act of said Trustee, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal February 28, 2017.

Stephanie D Uhler
Notary Public

Send Subsequent Tax Bills to:
David H. Lim
1840 Wildberry Drive, #C
Glenview, IL 60025



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EXHIBIT A

LEGAL DESCRIPTION

Parcel 1: Unit Number 2-'C', as delineated on the survey of the following described parcel of real estate, (hereinafter referred to as parcel): That part of Block 2 in Valley Lo Unit Number 5, being a Subdivision in Section 23, Township 42 North, Range 12 East of the Third Principal Meridian, described as follows beginning on the West Line of Said Block 2, at a point which is 111.92 feet North from the South West Corner of Said Block 2 and running thence East along a line 111.92 feet North from and parallel with the South Line of Said Block 2, a distance of 119.84 feet, thence North along a straight line a distance of 247.58 feet to a point which is 359.50 feet North from the South line and 120.59 feet East from the West Line of Said Block 2; Thence West along a line 359.50 feet North from and parallel with said South Line of Block 2; said distance of 120.59 feet to the West Line of Said Block 2 and thence South along said West Line of Block 2, a distance of 247.58 feet to the point of beginning, in Cook County, Illinois; which said survey is attached as Exhibit "A", to a certain Declaration of Condominium, made by the Exchange National Bank of Chicago, as Trustee under Trust Agreement dated, April 25, 1966, and known as trust number 19407, and recorded in the Office of the Recorder of Deeds, of Cook County, Illinois, as document number 21242344; together with an undivided percentage interest in the said parcel, (except from the said parcel, all the property and space comprising all the units thereon, as defined and set forth in the said Declaration and Condominium and Survey), in Cook County, Illinois

Parcel 2: Easement for Ingress and egress, for the benefit of Parcel 1, as created by the Declaration of Condominium, recorded August 19, 1970, as document number 21242344, and as set forth in the deed, from the Exchange National Bank of Chicago, a National Banking Association, as Trustee under Trust Agreement dated, April 25, 1966, and known as Trust number 19407, to Richard W. Krei and Joyce R. Krei, his wife, dated February 10, 1972 and recorded March 2, 1972, as document number 21824057, with respect to the portion of real estate described as a driveway, upon the survey attached to the Declaration of Condominium, recorded as document number 21242344 all in Cook County, Illinois.