

UNOFFICIAL COPY

TRUSTEE'S DEED
(ILLINOIS)

Doc#: 1721308235 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/01/2017 11:24 AM Pg: 1 of 3

Dec ID 20170701696147
ST/CO Stamp 0-905-641-408 ST Tax \$315.00 CO Tax \$157.50

17ST041036CL 10181 514

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THE GRANTOR **Gary Steven Mancuso, Trustee of Gary Steven Mancuso Self Declaration of Trust, dated June 8, 2001**, 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 **Lynette Colmey, Trustee, Lynette Colmey Trust Agreement dated October 12, 1999**, at 560 Park Avenue, River Forest, IL 60305 all interest in the following described real estate commonly known as 1020 N. Harlem Avenue Unit 2B, River Forest, IL 60305, and legally known as:

LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

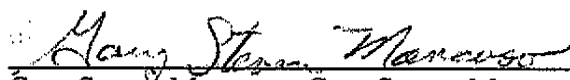
SUBJECT TO:

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

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, HOWEVER, to: the liens of all trust deeds and/or mortgages upon said real estate, if any, of record in said county; all unpaid general taxes and special assessments and other liens and claims of any kind; pending litigation, if any, affecting the said real estate; building lines; building, liquor and other restrictions of record, if any; party walls, party wall rights and party wall agreements, if any; Zoning and Building Laws and Ordinances; mechanic's lien claims, if any; easements of record, if any; and rights and claims of parties in possession; and to those additional items, if any, listed on the reverse side hereof which are hereby incorporated by reference herein.

Permanent Real Estate Index Number(s): 15-01-406-032-1008

Dated this 26 day of JULY, 2017.



Gary Steven Mancuso, Gary Steven Mancuso Self
Declaration of Trust, dated June 8, 2001

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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 Gary Steven Mancuso Gary Steven Mancuso Self Declaration of Trust, dated June 8, 2001 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 it signed, sealed and delivered in the instrument as its free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

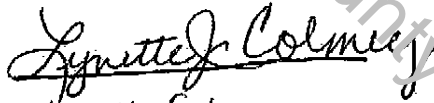
Given under my hand and notarial seal, this 26 day of July, 2017.



Notary Public



* I, Lynette Colmey, accept this deed in Trust.



Lynette Colmey

VILLAGE OF RIVER FOREST



Real Estate Transfer Tax

Date 7/21/17 Amt Paid 235.00

THIS INSTRUMENT PREPARED BY

Birch Law Sc
396 Fair Oaks Dr
Williams Bay, WI 53191

MAIL TO:

Jonathan D. Groll Ltd
830 North Boulevard, Suite A
Oak Park, IL 60301

SEND SUBSEQUENT TAX BILLS TO:

Lynette J. Colmey
1020 N. Harlem Avenue Unit 2B
River Forest, IL 60305

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EXHIBIT A LEGAL DESCRIPTION

Parcel 1: Unit Number "B"-2, in Landers House condominium, as delineated on a survey of the following described real estate: All of Lot 10 and the North 1/2 of Lot 11, together with all of the vacated Alley lying West of and adjoining Lot 10 and the North 1/2 of Lot 11, all in Block 8 in the Subdivision of Blocks 1, 8, 9, 10, 11, 14, 15 and 16 in Bouges addition to Oak Park, being a Subdivision in the South East 1/4 of Section 1, Township 39 North, Range 12 East of the Third Principal Meridian, which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as document number 25646856, together with its undivided percentage interest in the common elements in Cook County, Illinois.

Parcel 2: The exclusive right to the use of Parking Space Nos. 37 and 38, a limited common element as delineated on the survey attached to the Declaration aforesaid recorded as document 25646856

Property of Cook County Clerk's Office