

UNOFFICIAL COPY

TRUSTEE'S DEED (Illinois)

GREATER METROPOLITAN TITLE, LLC
120 S. LaSALLE STREET, SUITE 1720
CHICAGO, IL 60603
FILE# 17-1283 1/2

Doc#: 1801608130 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 01/16/2018 11:24 AM Pg: 1 of 2

Dec ID 20180101684082
ST/CO Stamp 0-265-329-696 ST Tax \$317.00 CO Tax \$158.50

THIS INDENTURE, made this 12th day of January, 2018 between SHARI KAZARIAN a/k/a SHARON L. KAZARIAN, as Successor Trustee authorized to accept and execute trusts within the State of Illinois, NOT PERSONALLY BUT AS TRUSTEE under a certain trust agreement dated April 29, 2003, and known as the MURIEL J. LEDVORA AND JOHN A. LEDVORA LIVING TRUST DATED APRIL 29, 2003, and any amendments thereto, of 8048 Kilbourn, Skokie, Illinois 60076. GRANTOR and GENICK BAR-MEIR and SHIRLEY BAR-MEIR, married to each other, NOT AS TENANTS IN COMMON or as JOINT TENANTS but as TENANTS BY THE ENTIRETY, forever, of 7452 North California, Chicago, Illinois 60645 GRANTEE, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 11 IN BLOCK 2 IN LONNQUIST AND COMPANY'S OAKTON PARKWAY SUBDIVISION OF THE WEST ¼ OF THE SOUTHEAST ¼ OF THE SOUTHWEST ¼ OF SECTION 22, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

WITNESSES: That said Grantor in consideration of the sum of Ten Dollars (\$10.00), receipt of whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor as said Trustee, and of every other power and authority the Grantor hereunto enabling, does hereby convey and Quit Claim unto the Grantee, in fee simple, the following described real estate situated in the County of Cook, State of Illinois to Wit:

Together with the tenements, hereditaments and appurtenances thereto belonging or in any wise appertaining, TO HAVE AND TO HOLD, the same unto said party of the second part and to the proper use, benefit and behoove, forever, of said party of the second part.

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 trust agreement above mentioned, and of every other power and authority thereunto enabling.

This deed is made **SUBJECT TO:** General real estate taxes payable at the time of Closing; Covenants, conditions and restrictions of record; Building lines and easements; Acts done by or suffered through Buyer; Terms, provisions, covenants and conditions of the Declaration of Condominium/Covenants, Conditions and Restrictions ("Declaration/CCRs") and all amendments; Public and utility easements including any easements established by or implied from the Declaration/CCRs or amendments thereto; Party wall rights and agreements; Limitations and conditions imposed by the Condominium Property Act; Installments due after the date of Closing of general assessments established pursuant to the Declaration/CCRs; And hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

PIN: 10-22-321-026-0000 Common Address: 8118 KOLMAR AVENUE, SKOKIE, ILLINOIS 60076-1110

The foregoing transfer of title/conveyance is hereby accepted by Sharon L. Kazarian, a/k/a Shari Kazarian, of 8048 Kilbourn, Skokie, Illinois 60076 as Successor Trustee under the provisions of the trust agreement dated April 29, 2003, and known as the Muriel J. Ledvora and John A. Ledvora Living Trust and any amendments thereto Dated April 29, 2003

IN WITNESS WHEREOF, the Grantor, as Successor Trustee as aforesaid, hereunto set his hand and seal the day and year first above written.

Dated this 15th day of January, 2018.

Sharon L. Kazarian a/k/a Shari Kazarian
SHARON L. KAZARIAN a/k/a SHARI KAZARIAN
SHARI SK.

VILLAGE OF SKOKIE	
ECONOMIC DEVELOPMENT TAX	
PIN:	10-22-321-026-0000
ADDRESS:	8118 KOLMAR AVE
9224	01/04/18 \$ 951

UNOFFICIAL COPY

STATE OF ILLINOIS)
)SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said State and County, in the State aforesaid, CERTIFY THAT SHARON L. KAZARIAN a/k/a SHARI KAZARIAN, as Successor Trustee of the Muriel J. Ledvora and John A. Ledvora Living Trust Dated April 29, 2003 and any amendments thereto, 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 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 14th day of January, 2018.

Jean Missirlian
Notary Public
Commission Expires: 9/12/2020

PROPERTY ADDRESS: 8118 Kolmar Avenue, Skokie, Illinois 60076-3109



NOTE: Sharon L. Kazarian a/k/a Shari Kazarian, as Successor Trustee, has not resigned nor been removed as Successor Trustee of the Trust and that the Trust Agreement has not been revoked or amended and is in full force and effect as of the date of execution of the instrument, and that the Trustee has the authority to convey the premises in question pursuant to the applicable provision of the Trust Agreement.

This instrument was prepared by: Harry Missirlian & Associates, Ltd., Ste. 309, 9933 Lawler Ave., Skokie, IL 60077

AFTER RECORDING MAIL TO:
Atty. Mark Cervantes, 111 W.
Washington, #1201, Chicago, IL.
60602

TAXPAYER:
G & S Bar-Meir
8118 Kolmar
Skokie, Illinois 60076-3109