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This instrument prepared by:

Joseph A. La Zara
7246 W. Touhy
Chicago, IL 60631

Doc#: 1802246191 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 01/22/2018 10:44 AM Pg: 1 of 2

Mail future tax bills to:

Marc Bianchini
4811 N. Olcott Avenue, Unit 416
Harwood Heights, IL 60706

Dec ID 20171201673568
ST/CO Stamp 1-866-109-472 ST Tax \$250.00 CO Tax \$125.00

Mail this recorded instrument to:

17025630322
1/2

TRUSTEE'S DEED

This Indenture, made this 12th day of JANUARY, 2018, between Delfo Bianchini and Francine A. Bianchini as Trustees of the Delfo Bianchini 2003 Trust dated 6/4/2003 as to an undivided one percent interest, and Francine A. Bianchini and Defo Bianchini as Trustees of the Francine A. Bianchini 2003 Trust dated 6/4/2003 as to an undivided ninety-nine percent interest, under the provision of a deed or deeds in trust duly recorded and delivered to said trustee in pursuance of a trust agreement dated June 4, 2003, and known as Delfo Bianchini 2003 Trust and the Francine A. Bianchini 2003 Trust, party of the first part, and BME LLC, an Illinois Limited Liability Company of 4534 N. Maria Court, Chicago, Illinois 60656, party of the second part.

Witnesseth. That said party of the first part, in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable considerations 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, State of Illinois, to wit:

PARCEL 1:

UNIT 4811-416 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE CLOCK TOWER POINTE OF HARWOOD HEIGHTS CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT 0716903044, IN THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE PARKING SPACES P2-43, P2-44 AND P2-45, AND STORAGE SPACES S2-43, S2-44 AND S2-45, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID AS DOCUMENT 0716903044.

Permanent Index Number(s): 12-12-425-009-1052

Property Address: 4811 N. Olcott Avenue, Unit 416, Harwood Heights, IL 60706

Attorneys' Title Guaranty Fund, Inc.

1 S. Wacker Dr., Ste. 2400

Chicago, IL 60606-4650

Attn: Search Department

together with the tenements and appurtenances thereunto belonging.

Subject, however, to the general taxes for the year of 2017 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

To Have and To Hold the same unto said party of the second part, and to the proper use, benefit, and behold forever of said party of the second part.

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said Trustee by the terms of said deed or deeds in trust delivered to said Trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust or mortgage (if any there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

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Individual Trustee(s)

In Witness Whereof, said party of the first part has caused its name to be signed to these presents the day and year first above written.

Delfo Bianchini

Delfo Bianchini, Trustee of the Delfo Bianchini 2003 Trust

x *Francine A. Bianchini*

Francine A. Bianchini, Trustee of the Delfo Bianchini 2003 Trust

y *Francine A. Bianchini*

Francine A. Bianchini, Trustee of the Francine A. Bianchini 2003 Trust

Delfo Bianchini

Delfo Bianchini, Trustee of the Francine A Bianchini 200e Trust

STATE OF ILLINOIS

COUNTY OF COOK.

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Delfo Bianchini and Francine A. Bianchini as Trustees of the Delfo Bianchini 2003 Trust dated 6/4/2003 as to an undivided one percent interest, and Francine A. Bianchini and Delfo Bianchini as Trustees of the Francine A. Bianchini 2003 Trust dated 6/4/2003 as to an undivided ninety-nine percent interest; aforesaid, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument as such Trustee(s), appeared before me this day in person and acknowledged that he/she/they signed and delivered said instrument as his/her/their free and voluntary act for the uses and purposes set forth therein.

Given under my hand and Notarial Seal this 12th day of JANUARY 2018.

Michael Anthony Manges
Notary Public

