

# UNOFFICIAL COPY

TRUSTEE'S DEED  
(ILLINOIS)



\*1809942024D\*

Doc# 1809942024 Fee \$44.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 04/09/2018 10:56 AM PG: 1 OF 4

FIRST AMERICAN TITLE  
FILE # 2897177

THE GRANTORS, Catherine J. Coates and Susan E. Coates, as Trustees of the Patricia J. Coates Declaration of Trust Dated October 17, 2000, 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 VL Development, LLC at all interest in the following described real estate commonly known as 4820 N. Vine Ave., Norridge, IL 60706, and legally known as:

### LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

**SUBJECT TO:** General real estate taxes not due and payable at the time of closing; covenants; conditions and restrictions of record; building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

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 hereunto 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): 12-11-415-013-0000  
Dated this 23 day of March, 2018.

Catherine J. Coates

Susan E. Coates

*Trustee Patricia J. Coates Dec of Trust DTD 10-17-00*

SY  
P 4  
S N  
SC Y  
INT

(Village stamp - next page)

# UNOFFICIAL COPY

## TRUSTEE'S DEED (ILLINOIS)

*See Attached*

THE GRANTORS, Catherine J. Coates and Susan E. Coates, as Trustees of the Patricia J. Coates Declaration of Trust Dated October 17, 2000, 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 VL Development, LLC at all interest in the following described real estate commonly known as 4820 N. Vine Ave., Norridge, IL 60706, and legally known as:

### LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

**SUBJECT TO:** General real estate taxes not due and payable at the time of closing; covenants; conditions and restrictions of record; building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

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 hereunto 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): 12-11-415-013-0000

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2018.

\_\_\_\_\_  
Catherine J. Coates

\_\_\_\_\_  
Susan E. Coates

**NORRIDGE TRANSFER-PASSED**  
Cert. # 2018TS-7767  
Issued By: [Signature] Date: 3/28/18

# UNOFFICIAL COPY

## Exhibit "A"

LOT 45 IN WM. J. MORELAND'S CANFIELD RIDGE SUBDIVISION OF THE EAST 21.575 ACRES OF THE SOUTH 41.575 ACRES OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 11, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS.

20 Address of Real Estate: 4820 WINE AVE, Norridge IL, 60454

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX		03-Apr-2018
COUNTY:		117.50
ILLINOIS:		235.00
TOTAL:		352.50



12-11-415-013-0000

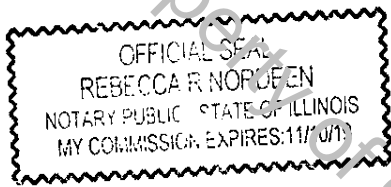
20180101680465 | 0-136-287-776

# UNOFFICIAL COPY

STATE OF ILLINOIS     )  
                                          ) SS,  
COUNTY OF LAKE        )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Catherine J. Coates and Susan E. Coates, as Trustees of the Patricia J. Coates Declaration of Trust Dated October 17, 2000 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 23 day of March, 2018.



Rebecca R. Nordeen  
Notary Public

THIS INSTRUMENT PREPARED BY  
Law Office of Judy L. DeAngelis  
767 Walton Lane  
Grayslake, IL 60030

MAIL TO:  
David Freydin  
Law Office of David Freydin, P.C.  
8707 Skokie Blvd., Suite 305  
Skokie, IL 60077

SEND SUBSEQUENT TAX BILLS TO:

VL Development, LLC  
4820 N. Vine Ave.  
Norridge, IL 60706

Cook County Clerk's Office