

# UNOFFICIAL COPY

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## TRUSTEE'S DEED (Illinois)

Doc#: 1812418024 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 05/04/2018 10:39 AM Pg: 1 of 3

Dec ID 20180401645232  
ST/CO Stamp 1-381-796-128 ST Tax \$295.00 CO Tax \$147.50

Above Space for Recorder's Use Only

THIS AGREEMENT, made this 19<sup>th</sup> day of April 2018, between Rosanne Plencner, Successor Trustee of the Ronald J. Plencner Living Trust dated January 24, 2000, Grantor, and Nisha Savani, Grantee, a single woman.

WITNESSES: The Grantor in consideration of the sum of Ten and no/100 (\$10.00) DOLLARS receipt 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 quitclaim unto the Grantee, in fee simple, the following described real estate situated in the County of Cook, State of IL, to wit:

### LEGAL DESCRIPTION ATTACHED AND MADE A PART HEREOF

together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

Permanent Real Estate Index Number: 06-29-401-003-0000

Address of Real Estate: 646 Golfers Lane, Bartlett, IL 60103

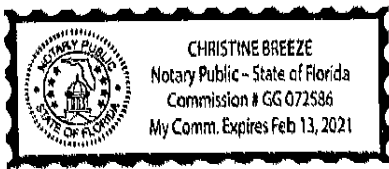
IN WITNESS WHEREOF, the Grantor, as Successor Trustee as aforesaid, has hereunto set her hand and seal the day and year first written above.

*Rosanne Plencner* (SEAL)  
Rosanne Plencner, as Successor Trustee as aforesaid

*[Signature]*  
NOTARY PUBLIC  
State of Illinois, County of Cook  
Florida

ss. I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that Rosanne Plencner, Successor Trustee of the Ronald J. Plencner Living Trust dated January 24, 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 she signed, sealed and delivered the said instrument as her free and voluntary act as such trustee, for the uses and purposes therein set forth.

IMPRESS SEAL HERE



Baird & Warner Title Services, Inc.  
475 North Martingale  
Suite 120  
Schaumburg, IL 60173

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Trustee's Deed

As Trustee  
TO \_\_\_\_\_

Property of Cook County

Given under my hand and official seal, this 19th day of April, 2018

Commission expires February 13, 2021  See front of document  
NOTARY PUBLIC

This instrument was prepared by: JOAN M. BRADY, 449 TAFT AVENUE, GLEN ELLYN, ILLINOIS 60137

MAIL TO:

DENNIS Nolan  
(Name)

221 West Railroad Ave  
(Address)

BARTLETT, IL 60103  
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:

NISHA SAYANI  
(Name)

646 Golfers Ln  
(Address)

BARTLETT, IL 60103  
(City, State and Zip)

REAL ESTATE TRANSFER TAX

03-May-2018



COUNTY:	147.50
ILLINOIS:	295.00
TOTAL:	442.50

06-29-401-003-0000

| 20180401645232 | 1-381-796-128

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## LEGAL DESCRIPTION

PARCEL 1: LOT 12 IN BARTLETT ON THE GREENS SUBDIVISION AND P. U. D. PLAT OF PHASE ONE, BEING A SUBDIVISION OF PART OF THE NORTH EAST ¼ AND PART OF THE SOUTH EAST ¼ OF SECTION 29, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 8, 1988 AS DOCUMENT 88010837, IN COOK COUNTY, ILLINOIS.

PARCEL 2: NON-EXCLUSIVE PERPETUAL EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AFORESAID AS CREATED BY AGREEMENT DATED NOVEMBER 5, 1987 AND RECORDED DECEMBER 3, 1987 AS DOCUMENT 87640493 FOR INGRESS AND EGRESS OVER AND UPON THE FOLLOWING DESCRIBED PARCEL OF LAND: THAT PART OF THE NORTH EAST ¼ OF SECTION 29, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST ¼ CORNER OF SAID SECTION 29; THENCE SOUTH 87 DEGREES 40 MINUTES 20 SECONDS WEST ALONG THE SOUTH LINE OF THE NORTH EAST ¼ OF SAID SECTION 29, A DISTANCE OF 129.36 FEET; THENCE NORTH 19 DEGREES 38 MINUTES 58 SECONDS WEST 295.13 FEET; THENCE NORTH 4 DEGREES 08 MINUTES 58 SECONDS WEST 143.35 FEET; THENCE NORTH 35 DEGREES 40 MINUTES 06 SECONDS WEST 103.91 FEET; THENCE NORTH 89 DEGREES 59 MINUTES 30 SECONDS WEST 241.97 FEET TO THE POINT OF BEGINNING; THENCE NORTH 44 DEGREES 10 MINUTES 28 SECONDS WEST 394.85 FEET; THENCE NORTHERLY 506.21 FEET ALONG THE ARC OF A CIRCLE, TANGENT TO THE LAST DESCRIBED COURSE, CONVEX WESTERLY HAVING A RADIUS OF 500.00 FEET AND WHOSE CHORD BEARS NORTH 15 DEGREES 10 MINUTES 15 SECONDS WEST, A DISTANCE OF 484.86 FEET; THENCE NORTH 13 DEGREES 49 MINUTES 58 SECONDS EAST, TANGENT TO THE LAST DESCRIBED COURSE, 933.55 FEET; THENCE NORTH 36 DEGREES 50 MINUTES 08 SECONDS EAST 19.01 FEET TO A POINT ON THE SOUTHERLY LINE OF U. S. ROUTE 20 (LAKE STREET); THENCE WESTERLY 109.09 FEET ALONG THE LAST MENTIONED SOUTHERLY LINE, BEING THE ARC OF A CIRCLE, CONVEX SOUTHERLY HAVING A RADIUS OF 2,253.87 FEET AND WHOSE CHORD BEARS NORTH 78 DEGREES 56 MINUTES 24 SECONDS WEST, A DISTANCE OF 109.08 FEET; THENCE SOUTH 32 DEGREES 03 MINUTES 03 SECONDS EAST 41.77 FEET; THENCE SOUTH 13 DEGREES 49 MINUTES 58 SECONDS WEST 913.11 FEET; THENCE SOUTHERLY 573.03 FEET ALONG THE ARC OF A CIRCLE, TANGENT TO THE LAST DESCRIBED COURSE, CONVEX WESTERLY HAVING A RADIUS OF 566.00 FEET AND WHOSE CHORD BEARS SOUTH 15 DEGREES 10 MINUTES 15 SECONDS EAST, A DISTANCE OF 548.87 FEET; THENCE SOUTH 44 DEGREES 10 MINUTES 28 SECONDS EAST 446.18 FEET; THENCE NORTH 45 DEGREES 49 MINUTES 32 SECONDS EAST 66.00 FEET; THENCE NORTH 44 DEGREES 10 MINUTES 28 SECONDS WEST 51.33 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

SUBJECT TO THE FOLLOWING, IF ANY:

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