

UNOFFICIAL COPY

Doc#: 1817610060 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/25/2018 12:51 PM Pg: 1 of 2

Dec ID 20180601698765
ST/CO Stamp 1-120-550-176 ST Tax \$187.50 CO Tax \$93.75

This instrument prepared by:
Gary S. Lundeen
806 Nerge Road
Roselle, IL 60172

Mail future tax bills to:
Anthony J. Drago
1982 Persimmon Court
Schaumburg, IL 60193

Mail this recorded instrument to:
Terry Eland, Esq.
181 S. Bloomingdale Rd., Ste 202
Bloomingdale, IL 60106

18016820534

TRUSTEE'S DEED

This Indenture, made this 5 day of June, 2018, between George W. Sargeant and Mary A. Sargeant, as Co-Trustees of the George W. Sargeant Living Trust dated February 10, 2000, and Mary A. Sargeant and George W. Sargeant, as Co-Trustees of the Mary A. Sargeant Living Trust dated February 10, 2000 as Trustee under the provision of a deed or deeds in trust duly recorded and delivered to said trustee in pursuance of a trust agreement dated February 10, 2000, party of the first part, and

Anthony J. Drago II of 577 Plum Grove Rd., Unit 2-C, Roselle, Illinois 60172, 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:

Unit No. 30-B-1982 in the Briar Pointe Condominium, as delineated on a survey of the following described real estate: Certain Lots in Briar Pointe Unit 3, being a Subdivision of part of the Northwest 1/4 and the Southwest 1/4 of Section 32, Township 41 North, Range 10, East of the Third Principal Meridian, in Cook County, Illinois; which survey is attached as Exhibit "B" to the Declaration of Condominium Ownership recorded January 11, 1995 as Document No. 95020876, as amended from time to time, together with its undivided percentage interest in the common elements appurtenant to said Unit, as set forth in said Declaration, as amended from time to time.

Permanent Index Number(s): 07-32-301-033-1406
Property Address: 1982 Persimmon Court, Schaumburg, IL 60193

Attorney's Title Guaranty Fund, Inc.
1 S. Wacker Dr. Ste. 2400
Chicago, IL 60606-1650
Recording 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.

George W. Sargeant

George W. Sargeant, Co-Trustee

Mary A. Sargeant

Mary A. Sargeant, Co-Trustee

STATE OF ILLINOIS

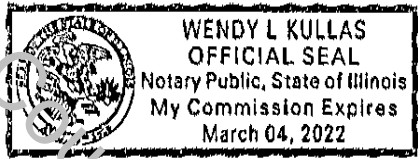
COUNTY OF COOK

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) SS
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I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that George W. Sargeant and Mary A. Sargeant, as Co-Trustees of the George W. Sargeant Living Trust dated February 10, 2000, and Mary A. Sargeant and George W. Sargeant, as Co-Trustees of the Mary A. Sargeant Living Trust dated February 10, 2000, as Trustee(s) 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 5 day of June, 2018

Wendy L. Kullas
Notary Public



Property of Cook County Clerk's Office