

UNOFFICIAL COPY

This instrument prepared by:
Law Office of Ryan B. Werner, LLC
1655 N. Arlington Heights Rd, #104E
Arlington Heights, IL 60004

Doc#: 1822749060 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/15/2018 11:32 AM Pg: 1 of 2

Mail future tax bills to: *//*
Lynch Curran
950 E. Wilmette, #103
Palatine, IL 60074

Dec ID 20180801651848
ST/CO Stamp 0-520-777-504 ST Tax \$123.00 CO Tax \$61.50

Mail this recorded instrument to:
~~Matthew F. Howeth~~ *DAVID CURRAN*
~~Wilder Law Group~~ *221 S. ASHLAND AVENUE*
~~103 Gilmer Road~~ *PALATINE, IL 60074*
~~Hawthorn Woods, IL 60047~~

180443000218

TRUSTEE'S DEED

This Indenture, made this 8th day of August, 2018, between Reinhold W. Krambeer, as Trustee of the Reinhold W. Krambeer 2001 Trust dated January 18, 2001, party of the first part, and Lynch Curran, a common married man, of 118 Dove Road, Clearwater, Florida 33764, 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:

Item 1:

Unit 103 as described in survey delineated on and attached to and a part of a Declaration of Condominium Ownership registered October 29, 1981, as Document Number 3238055.

Item 2:

An undivided .8683% interest (except the Units delineated and described in said survey) in and to the following described premises: Lot Eight (8), together with that part of Lot Seven (7) described as follows: Beginning at the Southwest corner of said Lot 7; thence Easterly along the Southerly line of Lot 7 for 200 feet; thence Northwesterly 187.68 feet; more or less, to a point in the Westerly line of Lot 7 that is 30 feet Northeasterly of the Southwest corner of Lot 7 as measured along said Westerly line of Lot 7; thence Southwesterly along the said West line of Lot 7 for 30 feet to the place of beginning, in Willow Creek Apartment Addition, being a Resubdivision of part of Willow Creek, a Subdivision of part of Section 24, Township 42 North, Range 10, East of the Third Principal Meridian according to the Plat thereof registered in the Office of the Registrar of Titles of Cook County, Illinois, on December 28, 1970 as Document Number 2536651 (excepting therefrom that part thereof lying within the ingress and egress easement as shown on the aforesaid Plat of Willow Creek Apartment Addition).

Permanent Index Number(s): 02-24-105-021-1003
Property Address: 950 E. Wilmette, #103, Palatine, IL 60074

Attorney's Title Guaranty Fund, Inc.
1 S. Wacker Dr. Ste 2400
Chicago, IL 60606-4650

Recording Department

together with the tenements and appurtenances thereunto belonging.

Subject, however, to the general taxes for the year of 2018 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.

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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.

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.

Reinhold W. Krambeer

Reinhold W. Krambeer, Trustee

Property of Cook County Notary's Office

STATE OF ILLINOIS
COUNTY OF COOK

) I, the undersigned, a Notary Public in and for the County and State aforesaid, DO
) SS HEREBY CERTIFY that Reinhold W. Krambeer, as Trustee under Declaration of Trust
) dated January 18, 2001, personally known to me to be the same person whose name is
) subscribed to the foregoing instrument as such Trustee, appeared before me this day in
) person and acknowledged that he signed and delivered said instrument as his free and
) voluntary act for the uses and purposes set forth therein.

Given under my hand and Notarial Seal this 8th day of August, 2018.

Ryan B Werner
Notary Public

