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TRUSTEE'S DEED

Doc#. 1822812053 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/16/2018 12:11 PM Pg: 1 of 3

Dec ID 20180801646026
ST/CO Stamp 0-096-821-024 ST Tax \$278.00 CO Tax \$139.00
City Stamp 2-021-617-440 City Tax: \$2,919.00

THIS TRUSTEE'S DEED, made this 31st day of July, between DIANNE M. KAISER, TRUSTEE OF THE DIANNE M. KAISER DECLARATION OF TRUST DATED JULY 21, 1999, Grantor, and KATHLEEN E. GRACE, a single person, of Chicago, Illinois, Grantees.

WITNESSETH, that Grantor, in consideration of the sum of Ten (\$10.00) and No/100ths Dollars and other good and valuable considerations in hand paid, and pursuant to the power and authority vested in the Grantor, does hereby convey and quitclaim unto the Grantees, ~~not in Tenancy in Common, but in Joint Tenancy,~~ the following described real estate, situated in the County of Cook and State of Illinois, to wit:

UNIT NUMBERS 506 AND P-19 IN WINDSOR PARK II CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 5 AND 6; TOGETHER WITH VACATED ALLEY LYING SOUTH OF AND ADJOINING SAID LOTS (EXCEPT WEST 26 FEET OF SAID VACATED ALLEY), LOTS 74 (EXCEPT NORTH 12 FEET LYING EAST OF THE WEST 10.5 FEET OF SAID LOT), LOTS 25, 26, 27, 28 AND 29 (EXCEPT WEST 10 FEET OF LOTS 28 AND 29 DEDICATED FOR ALLEY), LOTS 30, 31, 32 AND 33 IN BLOCK 3 IN PELEG HALL'S ADDITION TO CHICAGO IN NORTHWEST FRACTIONAL QUARTER OF SECTION 21, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 98672351; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

Subject only to the following, if any: covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Grantee; all special governmental taxes or assessments confirmed and unconfirmed; homeowners or condominium association declaration and bylaws, if any; and general real estate taxes not yet due and payable at the date of this Deed.

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Permanent Index Numbers: 14-21-102-042-1034
14-21-102-042-1072

Common Address: 725 West Sheridan Road, Unit 506, Chicago, Illinois 60613

Together with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining.

IN WITNESS WHEREOF, the Grantor as trustee aforesaid, has caused his seal to be hereto affixed and has caused his name to be signed to this deed the day and year set forth above.

Dianne M. Kaiser
Dianne M. Kaiser, as Trustee of the
Dianne M. Kaiser Declaration of Trust
dated July 21, 1999

STATE OF ILLINOIS)
) SS.
COUNTY OF DUPAGE)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the person whose name is subscribed to this instrument is personally known to me to be DIANNE M. KAISER, and is acting as trustee of The Dianne M. Kaiser Declaration of Trust Dated July 21, 1999, and that she appeared before me this day in person and acknowledged that she signed and delivered this deed in writing pursuant to authority given by that certain document known as The Dianne M. Kaiser Declaration of Trust dated July 21, 1999, as her free and voluntary act.

Given under my hand and official seal this 31st day of July, 2018

Sarah M. Cain
NOTARY PUBLIC



This instrument was prepared by: Gregory F. Smith, Esq.
Lillig & Thorsness, Ltd.
1900 Spring Road, Suite 200
Oak Brook, IL 60523

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MAIL TO:

Adrienne Shreffler, Esq.
4653 N. Milwaukee Avenue
Chicago, Illinois 60630

SEND SUBSEQUENT TAX BILLS TO:

Kathleen E. Grace
725 West Sheridan Road
Unit 506
Chicago, Illinois 60613

Property of Cook County Clerk's Office