

UNOFFICIAL COPY

TRUSTEE DEED

Joint Tenancy

CT 18 6/20/2017 204PK

THE GRANTOR(s), Donald W. Schuster and Sandra G. Schuster

Doc#: 1823349158 Fee: \$70.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/21/2018 11:37 AM Pg: 1 of 2
Chicago

and wife, as co-trustees pursuant to the declaration of the Schuster Trust dated October 22, 2015, (trustee), of Arlington Heights, Illinois for

Dec ID 20180701642083
ST/CO Stamp 1-443-696-416 ST Tax \$130.00 CO Tax \$65.00

and in consideration of TEN DOLLARS (\$10.00) and other valuable consideration, in hand paid, CONVEY and QUITCLAIM to: GUGLIELMO PERFETTI and STEPHANIE D'AGOSTINO, a Joint Tenancy interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED


SUBJECT TO: Unpaid Taxes for the year 2017 and subsequent years, building lines and easements of record.

Each party signing hereto hereby releases and waives all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Numbers: 12-04-204-053-1007

Commonly known as Address: 9610 W, Higgins, Unit 2 A, Rosemont, Illinois 60018

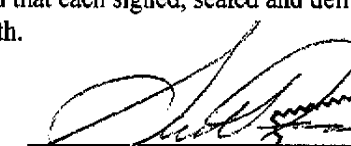
DATED this July 30, 2018


DONALD W. SCHUSTER, Co-Trustee
On behalf of The Schuster Family Trust dated October 22, 2015, GRANTOR


SANDRA G. SCHUSTER, Co-Trustee
GRANTOR

State of Illinois)
) SS.
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that The Donald W. Schuster and Sandra G. Schuster, each personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that each signed, sealed and delivered the said instrument as the free and voluntary act, for the uses and purposes therein set forth.
Given under my hand and official seal, on July 26, 2018.


Notary Public
"OFFICIAL SEAL"
Scott Annes
Notary Public, State of Illinois
My Commission Expires 3/16/2019

THIS INSTRUMENT WAS PREPARED BY:

The Law Offices of Scott M. Annes
2 W. Talcott - Suite 34
Park Ridge, Illinois 60068
(847) 292-0105

MAIL TO:

Maggio & Tartaglia
7819 W. Lawrence Ave.
Norridge, IL 60706

SEND SUBSEQUENT TAX BILLS TO:

GUGLIELMO PERFETTI and STEPHANIE D'AGOSTINO
9610 W, Higgins
Unit 2 A
Rosemont, Illinois 60018

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Legal Description

UNIT 2-"A", AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OR REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL): THAT PART OF LOT 1 BOUNDED AND DESCRIBED AS FOLLOWS:: BEGINNING AT THE NORTH EAST CORNER OF SAID LOT THENCE SOUTH 15 DEGREES 48 MINUTES 15 SECONDS WEST ALONG THE EASTERLY LINE OF SAID LOT, A DISTANCE OF 325.60 FEET TO A BEND IN SAID LOT BEING THE POINT OF BEGINNING OF THE DESCRIPTION THENCE SOUTH 65 DEGREES 47 MINUTES 10 SECONDS WEST 17.25 FEET THENCE NORTH 49 DEGREES 11 MINUTES 45 SECONDS WEST 209.08 FEET MORE OR LESS TO A LINE 89.0 FEET EASTERLY OF AS MEASURED AT RIGHT ANGLES AND PARALLEL WITH THE WESTERLY LINE OF LOT 1, THENCE SOUTH 18 DEGREES 52 MINUTES 32 SECONDS WEST ALONG SAID PARALLEL LINE 71.15 FEET MORE OR LESS TO ITS INTERSECTION WITH A LINE DRAWN NORTH 49 DEGREES 11 MINUTES 45 SECONDS WEST FROM ITS POINT OF INTERSECTION ON A LINE DRAWN AT RIGHT ANGLES TO THE EASTERLY LINE OF SAID LOT FROM A POINT ON SAID EASTERLY LINE 282.61 FEET NORTHERLY OF THE SOUTH EAST CORNER OF SAID LOT (SAID POINT OF INTERSECTION BEING 72.37 FEET WESTERLY OF SAID EASTERLY LINE OF SAID LOT 1) THENCE SOUTH 49 DEGREES 11 MINUTES 45 SECONDS EAST 142.50 FEET MORE OR LESS TO SAID RIGHT ANGLES LINE THENCE SOUTH 69 DEGREES 12 MINUTES 50 SECONDS EAST ALONG SAID RIGHT ANGLES LINE 53.20 FEET THENCE SOUTH 20 DEGREES 12 MINUTES 40 SECONDS WEST 185.47 FEET THENCE NORTH 65 DEGREES 12 MINUTES 40 SECONDS EAST 25.0 FEET MORE OR LESS TO THE EASTERLY LINE OF LOT 1, THENCE NORTHERLY 228.13 FEET MORE OR LESS ALONG SAID EASTERLY LINE TO THE POINT OF BEGINNING IN GRIZAFFI AND FALCONE EXECUTIVE ESTATES BEING A SUBDIVISION IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY GRIZAFFI AND FALCONE CONTRACTORS INCORPORATED RECORDED IN THE OFFICE OF RECORDER OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 19882994 AND SUBSEQUENTLY AMENDED BY DOCUMENT NUMBER 19890081 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AS AMENDED AND SAID SURVEY) IN COOK COUNTY, ILLINOIS

Commonly Known as: 9610 W. Higgins, Unit 2 A, Rosemont, Illinois 60018

P.I.N. 12-04-204-053-1007