

# UNOFFICIAL COPY

Doc#: 1936017016 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 12/26/2019 09:45 AM Pg: 1 of 3

Dec ID 20191201674369  
ST/CO Stamp 1-373-205-856 ST Tax \$25.00 CO Tax \$12.50

## Trustee's Deed

THIS INDENTURE, made  
this 20 day of November,  
2019, between the Grantor,  
**David Brinkman, Trustee of the  
Angela Brinkman Revocable  
Trust Agreement, dated August  
20, 2019, and Grantee, Sonia E.  
Ross, a single woman of Calumet  
City, Illinois,**

*Above Space for Recorder's Use Only*

WITNESSETH, that said Grantor, in consideration of the sum of Ten and No/100 dollars (\$10.00) and other good and valuable consideration in hand paid does hereby convey and warrant unto said Grantee, the following described real estate in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED EXHIBIT A

This is not homestead property.

SUBJECT TO: General real estate taxes for 2019 and subsequent years; covenants, conditions and restrictions of record; building lines and easements, if any; and public and utility easements.

Permanent Real Estate Tax Number: 29-24-100-019-1108  
Address of Real Estate: 200 Park Ave. #634, Calumet City, Illinois 60409

It is expressly understood and agreed by and between the parties hereto, anything herein to the contrary notwithstanding, that each and all of the warranties, indemnities, representations, covenants, undertakings and agreements herein made on the part of the Trustee while in form purporting to be the warranties, indemnities, representations, covenants, undertakings and agreements of said Trustee are nevertheless, made and intended not as a personal warranty, indemnity, representation, covenant, undertaking and agreement by the Trustee or for the purpose or with the intention of binding said Trustee personally, but are made and intended for the purpose of binding only that portion of the trust property specifically described herein, and this instrument is executed and delivered by said Trustee not in his own right, but solely in the exercise of the powers conferred upon him as such Trustee; and that no personal liability or personal responsibility is assumed by, nor shall at any time be asserted or enforceable against, the Trustee or any of the beneficiaries under said trust agreement, on account of this instrument or on account of any warranty, indemnity, representation, covenant, undertaking or agreement of the said Trustee in this instrument contained, either expressed or implied, all such personal liability, if any, being expressly waived and released by Grantee, their successors and assigns.

19-61696  
North American Title Company  
1776A S. Naperville Rd #200  
Wheaton, IL 60189

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IN WITNESS WHEREOF, said Grantors have caused this Deed to be executed this day and year first written above.

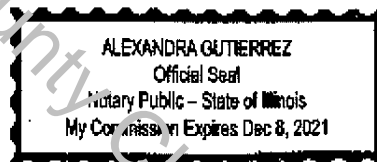
David Brinkman  
David Brinkman, Trustee

STATE OF Illinois )  
 ) SS  
COUNTY OF Cook )

I, the undersigned, a Notary Public in and for said County and State, DO HEREBY CERTIFY that DAVID BRINKMAN, Trustee, personally known to me to be the same individual whose name is subscribed to the foregoing instrument, not personally, but solely in his capacity as trustee, in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal on November 20, 2019, 2019:

Alexandra Gutierrez  
Notary Public



My Commission expires: 12/8/2021

Prepared By:  
Collins & Burton, Ltd.  
1300 W. Belmont Ave., Ste. 405  
Chicago, Illinois 60657

Grantees Address  
Send Subsequent Tax Bills to:

After Recording Return to:

SONIA ROSS  
200 PARK AVE #631  
CALUMET CITY, ILLINOIS 60409

SONIA ROSS  
200 PARK AVE #631  
CALUMET CITY, IL 60409

REAL ESTATE TRANSFER TAX  
60218 QD  
12/19/19  
Calumet City • City of Homes \$100.<sup>00</sup>

REAL ESTATE TRANSFER TAX  
60217 QD  
12/19/19  
Calumet City • City of Homes \$100.<sup>00</sup>

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## EXHIBIT A

### Legal Description

#### PARCEL 1:

UNIT NO. 634 AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL): LOT 3 IN RIVER OAKS WEST UNIT 1, BEING A SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 24, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 8, 1971 AS DOCUMENT 21704184, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEES UNDER TRUST NO. 21073 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NO. 21857542 TOGETHER WITH A PERCENTAGE OF COMMON ELEMENTS APPURTENANT TO SAID UNIT AS SET FORTH IN SAID DECLARATION AMENDMENT TO THE DECLARATION WHICH ADDITIONAL COMMON ELEMENTS SHALL AUTOMATICALLY BE DEEMED TO BE CONVEYED EFFECTIVE ON THE RECORDING OF SUCH AMENDMENT AS IF CONVEYED THEREBY.

#### PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 OVER AND UPON LOT 4 IN RIVER OAKS WEST UNIT NO. 1, SUBDIVISION AFORESAID AND AS SET FORTH IN THE DECLARATION BY DEED FROM AMERICAN NATIONAL BANK AND TRUST COMPANY, AS TRUSTEE UNDER TRUST NO. 21073, TO MILDRED C. DAILY, A WIDOW AND EDWARD J. DAILY, JR. HER SON, RECORDED AUGUST 28, 1972 AS DOCUMENT 22030444 OVER AND UPON LOT 1 IN RIVER OAKS UNIT NO. 1, SUBDIVISION AFORESAID AS CREATED BY SAID SUBDIVISION, ALL IN COOK COUNTY, ILLINOIS.

Cook County Clerk's Office