

UNOFFICIAL COPY

TRUSTEES' DEED (ILLINOIS)

Doc#: 2027408149 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 09/30/2020 11:09 AM Pg: 1 of 3

Dec ID 20200701647108
ST/CO Stamp 1-174-068-960 ST Tax \$445.00 CO Tax \$222.50

GA
206NW 0170 41 SK
1/2

THE GRANTOR, Patricia A. Niffengger as Trustee of the Patricia A. Niffengger Revocable Trust dated April 19, 1996, of Evanston, Illinois, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), in hand paid, and pursuant to the power and authority vested in the Grantor as Successor Trustee, warrants and conveys to JEREMY A. WALSH and JENNIFER M. WALSH, Husband and Wife, of 8616 St. Louis, Skokie, Illinois, not as tenants in common or joint tenants but as Tenants by the Entirety, all interest in the following described real estate commonly known as 3450 Elgin Lane, Evanston, IL 60203, and legally known as:

LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

SUBJECT TO: covenants, conditions, and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes for not due and payable at the time of Closing

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

This deed is executed by the party of the first part, as Trustee, as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in it by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling.

Permanent Real Estate Index Number(s): 10-14-206-007-0000

Commonly known as: 3450 Elgin Lane, Evanston, IL 60203

VILLAGE OF SKOKIE ECONOMIC DEVELOPMENT TAX	
PIN: 10-14-206-007-0000	
ADDRESS: 3450 ELGIN LN	
13928	07/31/20 \$1335 - P

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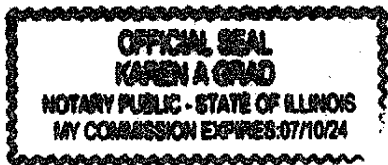
Dated this 3rd day of August, 2020.

Patricia A. Niffengger
Patricia A. Niffengger as Trustee of the
Patricia A. Niffengger Revocable Trust
dated April 19, 1996

STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Patricia A. Niffengger as Trustee of the Patricia A. Niffengger Revocable Trust dated April 19, 1996, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered in the instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 3rd day of August, 2020.



Karen A. Grad
Notary Public

THIS INSTRUMENT PREPARED BY:

Karen A. Grad, P.C.
790 W. Frontage Road, Suite 705
Northfield, IL 60093

MAIL TO:

Sandra R. Simon, Esq.
Sandra R. Simon, PC
304 Saunders Road
Riverwoods, IL 60015

SEND SUBSEQUENT TAX BILLS TO:

Jeremy A. Walsh and Jennifer M. Walsh
3450 Elgin Lane
Evanston, IL 60203

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LEGAL DESCRIPTION

Order No.: 20GNW017041SK

For APN/Parcel ID(s): 10-14-206-007-0000

LOT 19 IN THE COMPLETE HOUSE ADDITIONS TO LINCOLNWOOD, A SUBDIVISION OF PART OF LOTS 6 AND 7 IN OWNERS DIVISION OF PART OF THE NORTHWEST AND NORTHEAST 1/4 OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF FILED IN THE OFFICE OF THE REGISTRAR OF TITLES OCTOBER 25, 1939 AS DOCUMENT LR 837611.

Property of Cook County Clerk's Office