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GUARDIAN'S DEED

Doc#: 2029262233 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 10/20/2020 12:51 PM Pg: 1 of 2

Dec ID 20200801680269
ST/CO Stamp 0-276-777-440 ST Tax \$910.00 CO Tax \$455.00

Dated: August 27, 2020

Fifth Third Bank, as Limited Guardian of the Estate of Clara Harmelin, as Grantor, and Stefan Simonetti and Kate Simonetti, a married couple, as Grantees,

^{THOMAS} ^{MARIE}
WHEREAS, proceedings were instituted in the Probate Division of the Circuit Court of Cook County on behalf of Clara Harmelin, a Person with a Disability, and the above-named Grantor was duly appointed Limited Guardian of the Estate of Clara Harmelin, in Cook County Case No. 2018 P 562; and

WHEREAS, thereafter in said cause, an order was entered on August 13, 2020 directing Grantor to sell the real estate hereinafter described;

NOW THEREFORE, the Grantor, in consideration of the sum of Nine Hundred Ten Thousand DOLLARS (\$910,000.00), the receipt of which is hereby acknowledged, does hereby grant, sell and convey all its right, title and interest to Grantees as Tenants by the Entirety, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

✓ Legal Description:

THE WEST 9 FEET OF LOT 9, THE EAST 41 FEET OF LOT 10 IN BLOCK 18 IN LAKE SHORE ADDITION TO WILMETTE IN SECTION 34, TOWNSHIP 42 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 05-35-116-005-0000

Property Address: 237 Linden Avenue, Wilmette, Illinois 60091

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. Subject to building code violations or citations, if any, general real

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estate taxes not yet due and payable at the time of Closing; covenants, conditions and restrictions of record; and building lines and easements, if any.

IN WITNESS WHEREOF, the said Grantor has hereunto set its hand this 27th day of August, 2020.

FIFTH THIRD BANK, as Limited Guardian of the Estate of Clara Harmelin

By: [Signature]
Name: Tracy Middlebrook
Title: Vice President, Regional Trust Real Estate Manager

Subscribed to and sworn to before me this 27 of August, 2020



Mary L. Karda
Notary Public

By: [Signature]
Name: Robert E. Dray
Title: Vice President, Regional Trust Real Estate Manager

Subscribed to and sworn to before me this 27 of August, 2020



Mary L. Karda
Notary Public

This instrument was prepared by:

Matthew W. McQuiston
STERN & ASSOCIATES
205 W. Randolph St., Suite 1250
Chicago, Illinois 60606

REAL ESTATE TRANSFER TAX		03-Sep-2020
COUNTY:		455.00
ILLINOIS:		910.00
TOTAL:		1,365.00
05-35-116-005-0000 2020080168026 0 276-777-440		

NAME AND ADDRESS OF TAXPAYER:

Stefan Simonetti and Kate Simonetti
237 Linden Avenue
Wilmette, IL 60091

MAIL TO:

Kimberly Freeland
806 North Peoria
Chicago, Illinois 60642