UNOFFICIAL COPY

TRUSTEE'S DEED

THIS INDENTURE Made this 22nd day of September, 2020, between FIRST MIDWEST BANK,

Joliet, Illinois, as Trustee or successor Trustee under the provision of a deed or deeds in trust, duly recorded and delivered to said Bank in pursuance of a trust agreement dated the 29th day of November, 1994, and known as Trust Number 1-3703 party of the first



Doc# 2032706018 Fee \$93.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

EDWARD H. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 11/24/2020 09:26 AM PG: 1 OF 3

part and LINDA HALLBERG, of 9225 S. Karlov, Oak Lawn IL 60453, party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of TEN and no/100, (\$10.00) Dollars and other good and valuable considerations in hand paid, does hereby convey and quit claim unto said party of the second part, all interest in the following described real estate, situated in Cook County, Illino's to-wit:

See Attached Logal Description: "Exhibit A"

together with the tenement and appurtenances tl ereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part and to the proper use, benefit and behoof of said party of the second part forever

Subject to: Liens, encumbrances, easements, covenants, conditions and restrictions of record, if any; general real estate taxes for the year 2020 and subsequent; and

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money and remaining unreleased at the date of the delivery hereof.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Authorized Signer and attested by its Authorized Signer, the day and year first above written.

Old Republic Title 9601 Southwest Highway Oak Lawn, IL 60453

FIRST MIDWEST BANK as Trustee as aforesaid,

Authorized Signer

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UNOFFICIAL COPY

STATE OF ILLINOIS,

Ss:

COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforementioned DO HEREBY CERTIFY that Robin Labaj, the Authorized Signer of FIRST MIDWEST BANK, Joliet, Illinois and Judy Furjanic, the attesting Authorized Signer thereof, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Authorized Signer and the attesting Authorized Signer respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth; and the said attesting Authorized Signer did also then and there acknowledge that he is custodian of the corporate seal of said Bank did affix the said corporate seal of said Bank to said instrument as he/she own free and voluntary act, and as the free and voluntary act of said Bank for the uses and purposes therein set forth.

GIVEN under my hand and seal this 22nd day of September A.D. 2020.

CEFICIAL SEAL
DAVID KIVIA TKOWSKI
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES: 11/29/20

THIS INSTRUMENT WAS PREPARED BY

Robin Labaj
First Midwest Bank, Wealth Management
12600 South Harlem Avenue
Palos Heights, Illinois 60463

AFTER RECORDING

MAIL THIS INSTRUMENT TO

Bill O. Fasciana Cernivivo & Fasciana 161 N. Clark Street, Suite 1600 Chicago, IL 60603 PROPERTY ADDRESS

702 Feldner Court Palos Heights, IL 60463

PERMANENT INDEX NUMBER

24-31-201-088-0000

MAIL TAX BILL TO

Linda Hallberg 702 Feldner Court Palos Heights, JL 60463

REAL ESTATE TRANSFER TAX			20-Oct-2020
		COUNTY:	140.00
		ILLINOIS:	280.00
		TOTAL:	420.00
24-31-201-088-0000		20200901604508	1-174-684-640

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Legal Description: "Exhibit A"

PARCEL 1:

THAT PART OF LOT 7 IN THE VILLAS OF PALOS HEIGHTS, PLANNED UNIT DEVELOPMENT, BEING A SUBDIVISION OF THE NORTH 671.53 FEET (EXCEPT THE EAST 900 FEET THEREOF AND EXCEPT THE WEST 165 FEET OF THE NORTH 283 FEET THEREOF AND EXCEPT THAT PART TAKEN FOR HIGHWAY) OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 31, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 7; THENCE DUE WEST ALONG THE SOUTH LINE OF SAID LOT 7, 34.38 FEET; THENCE NORTH 0 DEGREES 06 MINUTES 19 SECONDS EAST 30.08 FEET; THENCE SOUTH 89 DEGREES 53 MINUTES 41 SECONDS EAST 72.60 FEET TO A POINT OF BEGINNING, SAID POINT LYING ON THE SOUTHERLY EXTENSION OF THE CENTER LINE OF A PARTY WALL; THENCE NORTH 0 DEGREES 08 MINUTES 27 SECONDS EAST, ALONG SAID EXTENSION AND CENTER LINE, 39.01 FEET TO AN INTERSECTION WITH THE CENTER LINE OF A PARTY WALL; THENCE SOUTH 89 DEGREES 53 MINUTES 41 SECONDS EAST, ALONG SAID CENTER LINE AND THE EASTERLY EXTENSION THEREOF, 62.95 FEET; THENCE SOUTH 0 DEGREES 3. MINUTES 19 SECONDS WEST 45.32 FEET; THENCE NORTH 89 DEGREES 53 MINUTES 41 SECONDS WEST 62.93 FEET TO A POINT ON THE SOUTHERLY EXTENSION OF THE CENTER LIEN OF A PARTY WALL; THENCE NORTH & DEGREES 08 MINUTES 27 SECONDS EAST ALONG SAID EXTENSION, 6.31 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE DECLARATION OF PARTY WALL RIGHTS, COVENANTS, CONDITIONS AND RESTRICTIONS AND EASEMENTS FOR THE VILLAS OF PALOS HEIGHTS RECORDED JULY 1, 1994 AS DOCUMEN' 3578976 AND FIRST SUPPLEMENTARY DECLARATION RECORDED NOVEMBER 7, 1994 AS DOCUMENT NUMBER: 34949073 AND BY DEED FROM CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE UNDER THE TRUIT NUMBER 1098688 TO PALOS BANK AND TRUST COMPANY, AS TRUSTEE, UNDER A TRUST AGREEMENT DATED NOVEMBER 29, 1994 AND KNOWN AS TRUST NUMBER 1-3703 RECORDED FEBRUARY 17, 1995 AS DOCUMENT CUI 1BER 95115785, FOR INGRESS AND EGRESS, IN COOK COUNTY, ILLINOIS.

Property Address: 702 Feldner Court, Palos Heights IL 60463 The Clarks Office

Permanent Index No.: 24-31-201-088-0000