

# UNOFFICIAL COPY



Doc#: 2102910067 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 01/29/2021 09:48 AM Pg: 1 of 4

*Sandy Wegman*  
**Kane County Recorder**  
719 S Batavia Ave, Bldg C  
Geneva, IL 60134

## Recording Cover Page

This page added for the purposes of affixing Recording Information

**Deed** 2010K062001

**Other** \_\_\_\_\_

**UCC**

**Plat**

### Remarks:

Rerecording WARRANTY Deed To correct  
UNIT NUMBER IN LEGAL DESCRIPTION.  
CORRECT UNIT NUMBER SHOULD Be 106 instead  
OF 105.

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2010K062071  
SANDY WEGMAN  
RECORDER - KANE COUNTY, IL

RECORDED: 9/21/2010 11:21 AM  
REC FEE: 37.00 RHSPS FEE: 10.00  
TRANSFER TAX: 30.00  
PAGES: 3

## WARRANTY DEED TO TRUST

THE GRANTOR(S), LORRIE E. RIEMER, a unmarried woman, currently residing at 4502 E. Indian School, Road, #233, Phoenix, Arizona 85018, and in consideration of \$10.00, and other good and valuable consideration in hand paid, does CONVEY and WARRANT to DENISE REBEL, AS TRUSTEE OF THE 1750 MARYWOOD LAND TRUST, having a mailing address of 2314 Rte. 59, Suite 196, Plainfield, Illinois 60586, all interest in the following described Real Estate situated in the County of Will, in the State of Illinois, to wit:

106  
PARCEL 1: UNIT NO. 106 IN MARYWOOD TOWERS CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 2 OF BOREALIS VILLAGE, IN THE CITY OF AURORA, KANE COUNTY, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 1544100 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF THE APPURTENANT BALCONY, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 1544100.R90-15065, IN WILL COUNTY, ILLINOIS.

Permanent Real Estate Index Number(s): 15-11-276-022-0000  
Address of Real Estate: 1750 Marywood Ave., Unit 106, Aurora, Illinois 60505

TO HAVE AND TO HOLD said real estate and appurtenances thereto upon the trusts set forth in said Trust Agreement and for the following uses:

1. The Trustee (or Trustees, as the case may be), is invested with the following powers: (a) to manage, improve, divide or subdivide the trust property, or any part thereof; (b) To sell on any terms, grant options to purchase, contract to sell, to convey with or without consideration, to convey to a successor or successors in trust, any or all of the title and estate of the trust, and to grant to such successor or successors in trust all the powers vested in the Trustee; (c) To mortgage, encumber or otherwise transfer the trust property, or any interest therein, as security for advances or loans; (d) To dedicate parks, street, highways or alleys, and to vacate any portion of the premises; (e) To lease and enter into leases for the whole or part of the premises, from time to time, and to renew, extend or modify any existing lease.
2. Any party dealing with the Trustee with regard to the trust property, whether by contract, sale, mortgage, lease or otherwise, shall not be required to see to the application of the purchase money, loan proceeds, rental or other consideration given, nor shall be required to see that the terms of the trust have been complied with, or to enquire into the powers and authority of the Trustee, and the execution of every contract, option, deal, mortgage or other instrument dealing with the trust property, shall be conclusive evidence in favor of every person relying upon or claiming under such conveyance or other instrument; that at the time of the execution and delivery of any of the aforesaid instruments, the Trust Agreement above described was in full force and effect; that said instrument so executed was pursuant to and in accordance with the authority granted the Trustee, and is binding upon the beneficiary or beneficiaries under said Trust Agreement; and if said agreement is executed by a successor or successors in trust, that he or they were duly appointed and are fully invested with the title, estate, rights, powers and duties of the preceding Trustee.
3. The interest of each and every beneficiary under said Trust Agreement and hereunder, and of all persons claiming under any of the beneficiaries, shall be only in the earnings, avails and proceeds arising from the sale or other disposition of the trust property, and such

3 National Title Center, Inc  
743 W Irving Park # 4E  
Chicago, IL 60634 (RD)

National Title Ctr. # FL-1015-JEF  
(773) 788 9020

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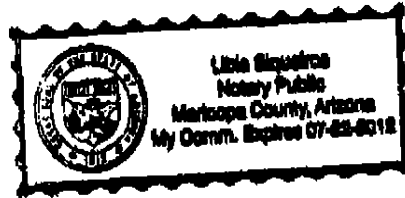
interest is hereby declared to be personal property only, and the beneficiary or beneficiaries of the trust shall not have any title or interest therein, legal or equitable, except as stated.

All of the covenants, conditions, powers, rights and duties vested hereby, in the respective parties, shall inure to and be binding upon their heirs, legal representatives and assigns.

The Grantor(s) hereby waive(s) and release(s) any and all right and benefit under and by virtue of the Statutes of the State of Illinois providing for the exemption of homestead from sale or execution or otherwise.

DATED: September 2, 2010

  
LORRIE E. RIEMER

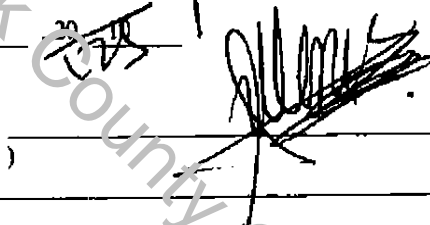


STATE OF Arizona COUNTY OF Maricopa ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, LORRIE E. RIEMER, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 official seal, this 2nd day of September, 2010

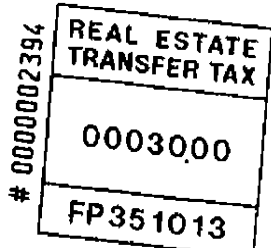
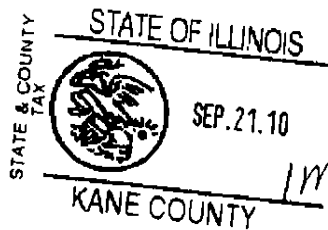
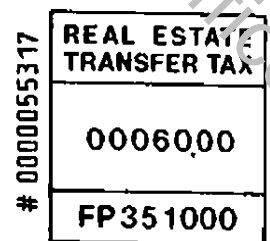
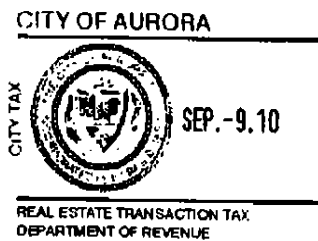
Commission expires 07-22-2012

  
(Notary Public)

Prepared by:  
Jeffrey D. Woods, Esq.  
1447 W. Henderson #1  
Chicago, Illinois 60657

Mail to:  
1750 Marywood Land Trust  
2314 Rte. 59, Suite 196  
Plainfield, IL 60586

Name and Address of Taxpayer:  
1750 Marywood Land Trust  
2314 Rte. 59, Suite 196  
Plainfield, IL 60586



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## EXHIBIT A

Commitment Number: FL-1015-JEF

PARCEL 1: 106

UNIT NO. 105 IN MARYWOOD TOWERS CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 2 OF BOREALIS VILLAGE, IN THE CITY OF AURORA, KANE COUNTY, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 1544100 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF THE APPURTENANT BALCONY, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 1544100

PIN AND PROPERTY ADDRESS FOR INFORMATIONAL PURPOSES ONLY:

15-11-276-022

1750 N. MARYWOOD AVE, UNIT 106, AURORA, IL 60505

Property of Cook County Clerk's Office

National Title Center, Inc.  
7002 W Archer Ave  
Chicago, IL 60638  
A Policy Issuing Agent for  
FIRST AMERICAN TITLE INSURANCE COMPANY

Commitment  
Exhibit A

(FL-1015-JEF.PFD/FL-1015-JEF/13)