

210436400065

# UNOFFICIAL COPY

This instrument prepared by:  
Law Office of James M. Hamill, Jr. Ltd  
200 W. Higgins Rd, Suite 200  
Schaumburg, IL 60193

Doc#: 2110307297 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/13/2021 09:59 AM Pg: 1 of 2

Mail future tax bills to:  
Brian Pfister  
100 S Vail Ave Unit 406  
Arlington Heights, IL 60005

Dec ID 20210301681428  
ST/CO Stamp 1-978-189-328 ST Tax \$220.00 CO Tax \$110.00

Mail this recorded instrument to:

Nauman, Arnold & Assoc.  
25 Northwest Point Blvd. SE 800  
Elk Grove Village, IL 60007

112

## TRUSTEE'S DEED

This Indenture, made this 23<sup>rd</sup> day of MARCH, 2021, between Robert C. Bearden, as Trustee under the Robert C. Bearden Declaration of Trust dated March 16, 2017, under the provision of a deed or deeds in trust duly recorded and delivered to said trustee in pursuance of the trust agreement, party of the first part, and Brian Pfister of 105 Vail, Arlington Heights, Illinois, party of the second part.

Witnesseth. That said party of the first part, in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable considerations in hand paid, does hereby grant, sell, and convey unto said party of the second part, the following described real estate, situated in COOK County, State of Illinois, to wit:

Unit 406 together with an undivided percentage interest in the common elements in Hawthorne House of Arlington Heights Condominium as delineated and defined in the Declaration filed as Document Number LR2494964, as amended, in the Northwest 1/4 of Section 32, Township 42 North, Range 11, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Number(s): 03-32-100-037-1023  
Property Address: 100 S Vail Ave Unit 406, Arlington Heights, IL 60005

together with the tenements and appurtenances thereunto belonging.

Subject, however, to the general taxes for the year of 2020 2<sup>nd</sup> installment and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

**To Have and To Hold** the same unto said party of the second part, and to the proper use, benefit, and behold forever of said party of the second part.

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 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.

# UNOFFICIAL COPY

Individual Trustee(s)

In Witness Whereof, said party of the first part has caused its name to be signed to these presents the day and year first above written.

Robert Bearden  
Trustee

Trustee

STATE OF ILLINOIS

COUNTY OF COOK

)  
) SS  
)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Robert C. Bearden, as Trustee under the Robert C. Bearden Declaration of Trust dated March 16, 2017, as Trustee(s) aforesaid, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument as such Trustee(s), appeared before me this day in person and acknowledged that he/she/they signed and delivered said instrument as his/her/their free and voluntary act for the uses and purposes set forth therein.

Given under my hand and Notarial Seal this 23<sup>rd</sup> day of MARCH, 2021.



[Signature]  
Notary Public

Corporate Trustee

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 \_\_\_\_\_ Trust Officer and attested by its \_\_\_\_\_ Trust Officer, the day and year first above written.

Trustee

By \_\_\_\_\_  
Trust Officer

Attest \_\_\_\_\_  
Trust Office

STATE OF ILLINOIS

COUNTY OF COOK

)  
) SS  
)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Robert C. Bearden, as Trustee under the Robert C. Bearden Declaration of Trust dated March 16, 2017, as Trustee(s) aforesaid, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument as such Trustee(s), appeared before me this day in person and acknowledged that he/she/they signed and delivered said instrument as his/her/their free and voluntary act for the uses and purposes set forth therein.

Given under my hand and Notarial Seal this \_\_\_\_\_ day of \_\_\_\_\_,

Notary Public