

UNOFFICIAL COPY

Doc# 2110904347 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/19/2021 02:12 PM Pg: 1 of 2

Dec ID 20210401696773
ST/CO Stamp 0-641-325-584 ST Tax \$247.00 CO Tax \$123.50

TRUSTEE'S DEED

THIS INDENTURE WITNESSETH, that the Grantor(s) Sarah Kuehn Patel as Successor Trustee of the Christopher R. Kuehn Trust dated April 24, 2005, of the County of Cook and State of Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEY(S) and WARRANT(S) TO Barbara A. Ryan, unmarried, of County of Cook and State of Illinois, the following described real estate, to-wit:

Unit No. 29-1525 in Arlington on the Ponds South Condominium, as delineated on a survey of the following described real estate: That part of Lot 1 in Arlington on the Ponds 1, being a Subdivision in the Northwest 1/4 of Section 21, Township 42 North, Range 11, East of the Third Principal Meridian, according to the Plat thereof filed May 27, 1987 as Document LR360381, in Cook County, Illinois; which survey is attached as Exhibit "C" to Declaration of Condominium filed with the Registrar of Titles June 16, 1987 as Document LR3626520, together with its undivided percentage interest in the common elements, in Cook County, Illinois.

Property Address: 1525 N Courtland Drive Unit 1525, Arlington Heights, IL 60004

Tax Parcel # 03-21-100-027-1137

Subject to the following restrictions: a) all taxes and special assessments for the year 2020 and thereafter; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; situated in, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

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Dated this 24th Day of March, 2021

Sarah Kuehn Patel TRUSTEE
 Sarah Kuehn Patel as Successor Trustee of the
 Christopher R. Kuehn Trust dated April 24, 2005

STATE OF ILLINOIS)
 COUNTY OF DUPAGE) ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT, Sarah Kuehn Patel as Successor Trustee of the Christopher R. Kuehn Trust dated April 24, 2005, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as (his/her/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 Notarial Seal this 24th day of MARCH 2021.

Tyesha Perez
 Notary Public
 TYESHA PEREZ
 Official Seal
 Notary Public - State of Illinois
 My Commission Expires Apr 24, 2024

This Instrument was prepared by: Viki Katris
 The Katris Law Group
 257 N. West Avenue
 Suite 206
 Elmhurst, Illinois 60126

Future Tax Bills to: Barbara Aryan
1525 North Courtland Dr #1525
Arlington Heights IL 60005

After recording return document to:
DIEMO LLC
11 South Denton Ave
Arlington Heights IL 60005