

UNOFFICIAL COPY

TRUSTEE'S DEED (ILLINOIS)

Doc#: 2112739448 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/07/2021 01:29 PM Pg: 1 of 3

Dec ID 20210401607049
ST/CO Stamp 1-125-482-768 ST Tax \$256.00 CO Tax \$128.00

THE GRANTORS, Michael S. Reynolds, Successor Trustee of the George T. Reynolds Living Trust dated December 10, 2019, as to an undivided 50% interest and Barbara A. Reynolds, a widow as to an undivided 50% interest, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), in hand paid, and pursuant to the power and authority vested in the Grantors as trustee and individually, convey to DARIUSZ LIMANOWKA at all interest in the following described real estate commonly known as, 1605 Catalpa Ave, Mt. Prospect and legally known as:

LOT EIGHTY EIGHT (88) IN ELK RIDGE VILLA UNIT NO. 3, BEING A SUBDIVISION IN THE SOUTHWEST QUARTER (1/4) OF SECTION 14 AND IN THE SOUTHEAST QUARTER (1/4) OF SECTION 15, ALL IN TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS, ON AUGUST 30, 1962, AS DOCUMENT NUMBER 2052946.

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 2nd installment 2020 and subsequent years

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

This deed is executed by the party of the first part, as Trustee, as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in it by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling, SUBJECT, HOWEVER, to: the liens of all trust deeds and/or mortgages upon said real estate, if any, of record in said county; all unpaid general taxes and special assessments and other liens and claims of any kind; pending litigation, if any, affecting the said real estate; building lines; building, liquor and other restrictions of record, if any; party walls, party wall rights and party wall agreements, if any; Zoning and Building Laws and Ordinances; mechanic's lien claims, if any; easements of record, if any; and rights and claims of parties in possession; and to those additional items, if any, listed on the reverse side hereof which are hereby incorporated by reference herein.

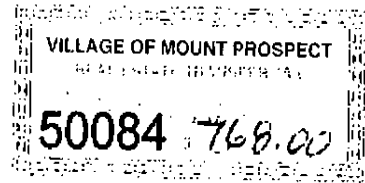
Permanent Real Estate Index Number(s): 08-14-306-002-0000
Property address: 1605 W. CATALPA LN, MT. PROSPECT, IL 60056

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Dated this 26 day of April, 2021.

Michael S. Reynolds Successor Trustee
Michael S. Reynolds, Successor Trustee of the George T Reynolds Living Trust dated December 10, 2019 as to an undivided 50% interest

Barbara A. Reynolds
Barbara A. Reynolds, as
to an undivided 50% interest



STATE OF ILLINOIS)
) *Outage* SS,
COUNTY OF COOK) *corp*

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Michael S. Reynolds, Successor Trustee of the George T. Reynolds Living Trust dated December 1-, 2019, as to an undivided 50% interest and Barbara A. Reynolds, as to an undivided 50% interest personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered in the instrument as his 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 26 day of April, 2021.



Bozena Paiz
Notary Public

THIS INSTRUMENT PREPARED BY
Law Offices of Steven M. Shaykin
6444 N. Milwaukee Ave
Chicago, IL 60631

MAIL TO:
ALIQA SROKA #102
7742 W. Higgins
Chicago IL 60631

SEND SUBSEQUENT TAX BILLS TO:
Dariusz Dimonowka
1602 W. Cortuepa Ln
Mt. Prospect IL 60056

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Property of Cook County Clerk's Office

COUNTY:	128.00
ILLINOIS:	256.00
TOTAL:	384.00



08-14-306-002-0000 | 20210401607049 | 1-125-482-768