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Doc#: 2116810278 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/17/2021 12:04 PM Pg: 1 of 3

TRUSTEE'S DEED

Dec ID 20210601663371
ST/CO Stamp 2-042-888-464

THIS INDENTURE, made this

7th day of ~~April~~, 2021,
between May (initials)

PETER M. HEPNER,

Trustee, under the provisions
of a deed in trust duly registered
and delivered to said Trustee
in pursuance of a certain Trust
Agreement created as the

DECLARATION OF TRUST OF BRUCE J. HEPNER, dated MARCH 22, 2004, as
amended, party of the first part, and **PETER M. HEPNER and SARAH E. HEPNER,** husband
and wife, that said party of the first part, in consideration of the sum of Ten and no/100 Dollars
(\$10.00), and other good and valuable consideration in hand paid, does hereby grant, sell and
convey unto said party of the second part as **TENANTS BY THE ENTIRETY,** the following
described real estate, situated in Cook County, Illinois, to-wit:

LEGAL DESCRIPTION:

LOT 5 IN BLOCK 11 IN LAKE SHORE ADDITION TO WILMETTE IN TOWNSHIP 42
NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY,
ILLINOIS.

COMMONLY KNOWN AS 619 Greenleaf Avenue, Wilmette, Illinois 60091

PIN: 05-34-216-005-0000

SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements;
general real estate taxes for the year 2020 and subsequent years.

TO HAVE AND TO HOLD said premises, forever.

This Deed is executed by the party of the first part, as Trustee aforesaid, pursuant to and in the
exercise of the power and authorities granted to said Trustee and vested in said Trustee by the
terms of said Deed in Trust and the provisions of said Trust Agreement above mentioned, and of
every other power and authority thereunto enabling.

IN WITNESS WHEREOF, said party of the first part has executed this Deed the day and year
first above written.



PETER M. HEPNER,

Trustee of **THE DECLARATION OF TRUST OF BRUCE J. HEPNER, dated MARCH
22, 2004.**

State of Illinois, County of Cook ss.

I, the undersigned a Notary Public in and for said County, in the State aforesaid, **DO HEREBY
CERTIFY** that **PETER M. HEPNER,** Trustee aforesaid, known to me to be the same person

Village of Wilmette
Real Estate Transfer Tax

EXEMPT

MAY 18 2021

Exempt - 12745

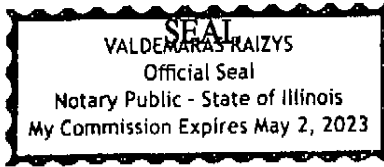
Issue Date _____

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whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 7th day of ^{VR}~~April~~, 2021.
MAY

Valdemaras Raizys
NOTARY PUBLIC



Mail to & Prepared by:

Heidi Weitmann Coleman, PC
7301 N. Lincoln, #140
Lincolnwood, IL60712.

Send Subsequent Tax Bills To:

Peter Hepner
619 Greenleaf Avenue
Wilmette, Illinois 60091

| REAL ESTATE TRANSFER TAX | | 10-Jun-202 |
|--------------------------|----------------|--------------|
| | COUNTY: | 0.0 |
| | ILLINOIS: | 0.0 |
| | TOTAL: | 0.0 |
| 05-34-216-005-0000 | 20210601663371 | 2-042-888-46 |

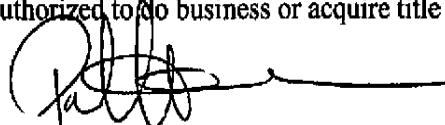
Property of Cook County Clerk's Office

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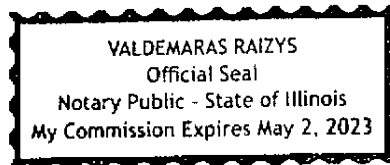
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 5/7/2021

Signature: 
Grantor or Agent

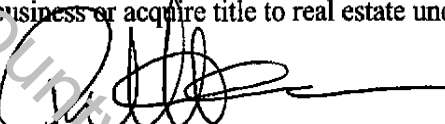
Subscribed and sworn to before me by the said PETER HEPNER, dated 5/7/21.



Notary Public Valdemaras Raizys

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 5/7/2021

Signature: 
Grantee or Agent

Subscribed and sworn to before me by the said PETER HEPNER, dated 5/7/21.



Notary Public Valdemaras Raizys

Note: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or Facsimile ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act).

NOTE: LAND TRUSTEE IS NEITHER "GRANTEE OR AGENT" OF AN ASSIGNMENT OF BENEFICIAL INTEREST.