

# UNOFFICIAL COPY



\*2118057048\*

Joc# 2118057048 Fee \$88.00

IHSP FEE: \$9.00 RPRF FEE: \$1.00

CLERK: AREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 06/29/2021 11:53 AM PG: 1 OF 3

## QUIT CLAIM DEED

## TRUSTEE'S DEED

THIS TRUSTEE'S DEED made this 9<sup>th</sup> day of June, 2021, by and between **Bertha E. Fregeau**, not individually, but as Successor Trustee of the **Paul Trust created under the Anne L. Fregeau Revocable Trust Dated September 7, 2016**, currently of the Village of New Lenox, County of Will, State of Illinois (the "Grantor"), and **Joanne L. Karwowski**, individually, currently of 444 Grosvenor Place, Chicago Heights, Illinois 60411 (the "Grantee").

WITNESSETH, that the Grantor, in consideration of the sum of Ten and No/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor, as trustee of the above-described trust, and of every other power and authority of the Grantor hereunto enabling, hereby CONVEYS and QUIT CLAIMS unto the Grantee, all of the Grantor's interest in and to the following described real estate, situated in the County of Cook and State of Illinois, to wit:

LOT 156 IN BREMERTON WOODS A SUBDIVISION IN THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF, RECORDED AS DOCUMENT #16190835.

Property Index Number: 29-30-406-018-0000

Commonly known as: 17212 Country Lane, East Hazel Crest, Illinois 60429

TO HAVE AND TO HOLD said premises forever.

And the undersigned hereby expressly waives and releases any and all rights or benefits under and by virtue of any and all statutes of the State of Illinois providing the exemption of homesteads from sale on execution or otherwise.

### REAL ESTATE TRANSFER TAX

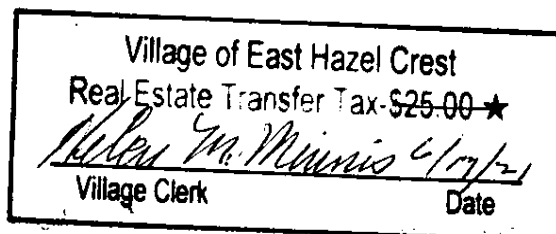
29-Jun-2021



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

29-30-406-018-0000

| 20210601683179 | 0-764-810-512



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IN WITNESS WHEREOF, the undersigned has hereunto set his hand and seal this 9<sup>th</sup> day of June, 2021.

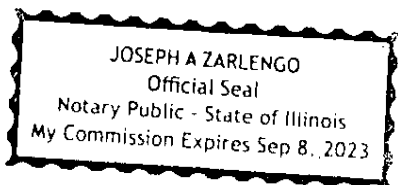
*Bertha E. Fregeau*

**Bertha E. Fregeau**, not individually, but as Successor Trustee of the Paul Trust created under the Anne L. Fregeau Revocable Trust dated September 7, 2016, as Grantor

STATE OF ILLINOIS )  
 )SS.  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Bertha E. Fregeau, not individually, but as Successor Trustee of the Paul Trust created under the Anne L. Fregeau Revocable Trust Dated September 7, 2016, 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 the said 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 official seal, this 9<sup>th</sup> day of June, 2021



*Joseph A. Zarlengo*  
Notary Public

My commission expires: \_\_\_\_\_

This instrument was prepared by and after recording should be mailed to:  
Joseph A. Zarlengo, Esq.  
Lawrence, Kamin L.L.C.  
300 South Wacker Drive, Suite 500  
Chicago, Illinois 60606

Send subsequent tax bills to:  
Joanne L. Karwowski  
444 Grosvenor Place  
Chicago Heights, Illinois 60411

Exempt under provisions of Paragraph "E" Section 31- 45 Real Estate Transfer Tax Law.

Dated: June 9, 2021

*Joseph A. Zarlengo*  
Signature of Buyer, Seller or Representative

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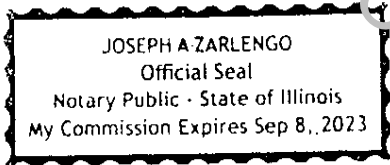
## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her knowledge, the name of the grantor shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois partnership, 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.

Date: 9<sup>th</sup> day of June, 2021.

By: X Denton E. Frayear  
Grantor or Agent

SUBSCRIBED and SWORN to before me this 9<sup>th</sup> day of June, 2021.



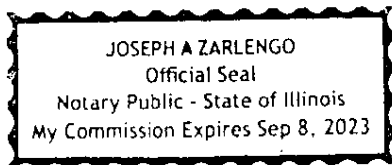
[Signature]  
NOTARY PUBLIC  
My commission expires: \_\_\_\_\_

The grantee or his/her agent affirms that, to the best of his/her 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.

Date: 9<sup>th</sup> day of June, 2021.

By: [Signature]  
Grantee or Agent

SUBSCRIBED and SWORN to before me this 9<sup>th</sup> day of June, 2021.



[Signature]  
NOTARY PUBLIC  
My commission expires: \_\_\_\_\_

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 ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 5 of the Illinois Real Estate Transfer Act.]