

UNOFFICIAL COPY

P21-73596/1/2
**TRUSTEE'S DEED
(ILLINOIS)**

Doc# 2120321274 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/22/2021 12:43 PM Pg: 1 of 3

Dec ID 20210601670539
ST/CO Stamp 1-243-114-768 ST Tax \$310.00 CO Tax \$155.00

THE GRANTOR Edward A. Garmoe Jr., as Trustee of The Edward A. Garmoe Jr. Revocable Trust dated April 13, 2006 and Belinda B. Garmoe, as Trustee of The Belinda B. Garmoe Revocable Trust dated April 13, 2006, 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 Grantor as trustee, convey to Colton V. Fuchs, UNMARRIED, of 1510 Macalpin Circle, Inverness, IL 60010, the following described real estate commonly known as:

Permanent Index Number(s): 03-29-411-130-0000

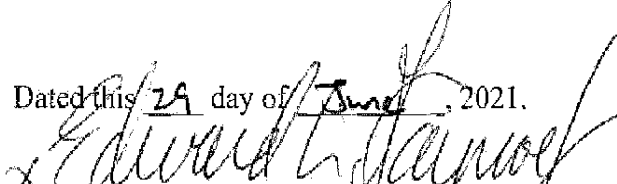

Property Address: 806 East Wing Street, Arlington Heights, IL 60004

LEGAL DESCRIPTION ATTACHED

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 TO:** Covenants, conditions and restrictions of record, utility easements and, general taxes for the year 2020 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

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

Dated this 29 day of June, 2021.

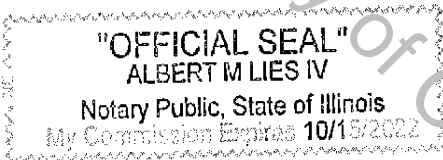


Edward A. Garmoe Jr., as Trustee of The Edward A. Garmoe Jr. Revocable Trust dated April 13, 2006 and Belinda B. Garmoe, as Trustee of The Belinda B. Garmoe Revocable Trust dated April 13, 2006

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STATE OF IL)
) SS,
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Edward A. Garmoe Jr., as Trustee of The Edward A. Garmoe Jr. Revocable Trust dated April 13, 2006 and Belinda B. Garmoe, as Trustee of The Belinda B. Garmoe Revocable Trust dated April 13, 2006, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she signed, sealed and delivered in the instrument as his/her 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 29 day of June, 2021.



Albert M. Lies IV
Notary Public

THIS INSTRUMENT PREPARED BY
Drost Kivlahan McMahon & O'Connor LLC
11 South Dunton Ave
Arlington Heights, IL 60005

MAIL TO:
~~Nancy A. Summers PC~~
~~73 West Monroe Street, Suite 305~~
~~Chicago, IL 60603~~

Colton V Fuchs
806 E. Wing St
Arlington, Hts IL 60004

SEND SUBSEQUENT TAX BILLS TO:
Colton V. Fuchs
806 East Wing Street
Arlington Heights, IL 60004

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EXHIBIT A

Parcel 1:

Lot 6-2, in Arlington Crossings, being a resubdivision of Arlington Market being a subdivision in the Southwest Quarter of the Southeast Quarter of Section 29, Township 42 North, Range 11 East of the Third Principal Meridian, according to the plat thereof recorded February 28, 2007, as Document No. 0705915065 and corrected by Document No. 0721144016, as recorded July 30, 2007, according to the plat thereof recorded July 1, 2010 as Document No. 1018229011, in Cook County, Illinois.

Parcel 2:

A non-exclusive easement for the benefit of Parcel 1 for access, ingress, egress and utilities over, across and through the Community Area as defined in that certain Community Declaration for Arlington Crossings and Arlington Market recorded December 17, 2010 as Document No. 1035144040.

Parcel 3:

A non-exclusive easement for the benefit of Parcel 1 for for access, ingress, egress and utilities over, across and through the Common Area as defined in that certain Declaration for Arlington Crossings Townhomes and Provisions relating to Easements affecting portions of Development Area other than the premises recorded December 17, 2010 as Document No. 1035144041.

Property of Cook County Clerk's Office