

# UNOFFICIAL COPY

Doc# 2123255096 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 08/20/2021 10:17 AM Pg: 1 of 2

Dec ID 20210701609710  
ST/CO Stamp 1-756-423-952 ST Tax \$675.50 CO Tax \$337.75

## TRUSTEE'S DEED

Property of National Title  
9601 Southwest Highway  
Oak Lawn, IL 60453

# 21136716 1/1

**THIS INDENTURE**, made by James M. Jensen, as trustee of the James M. Jensen Revocable Trust dated January 7, 2020 and Kristel T. Jensen, as trustee of the Kristel T. Jensen Revocable Trust Dated June 5, 2013 referred to as GRANTOR(S),

of 60 Old Creek Road, Palos Park, Il. 60464 for and in consideration of Ten and 00/100ths in hand paid and other good and valuable consideration, and pursuant to the power and authority vested in the Grantor as trustee, conveys and warrants to

GRANTEE(S), Mustafa Poonawala and Tasneem Poonawala, husband and wife, of 2222 Shiloh Drive, Long Grove, Il. 60047 not as tenants in common not as joint tenants but as tenants by the entirety all the interest in the following described real estate located in COOK COUNTY, ILLINOIS.

Lot 12 (except that part lying South of a line 150 feet South of and parallel to the North line of said Lot 12) in Chiquapin Hills, being a subdivision of Lots 9 to 16 both inclusive, in Stephenson's Subdivision of the Southeast ¼ of Section 30, Township 37 North, Range 12, East of the Third Principal Meridian, according to the plat thereof recorded June 19, 1950, as Document No. 14830143, in Cook County, Illinois

Commonly Known As: 60 Old Creek Road, Palos Park, Il. 60464

Pin: 23-30-402-041-0000

**SUBJECT TO:** General real estate taxes not yet due or payable and subsequent years and covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.

**WHEREAS:** Grantor(s) is the duly acting Trustees of the James M. Jensen and Kristel T. Jensen trust agreements with full power and authority to execute this instrument pursuant to the trust instrument referred to herein.

**TOGETHER WITH ALL** right, title, and interest whatsoever, at law or in equity of said Trustee, in and to the premises.

**IN WITNESS WHEREOF,** Grantors, not individually, but as Trustee's aforesaid, have hereunto set their hands and seals the day and year first above written.

### REAL ESTATE TRANSFER TAX

13-Aug-2021



COUNTY:	337.75
ILLINOIS:	675.50
TOTAL:	1,013.25

23-30-402-041-0000

| 20210701609710 | 1-756-423-952

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James M. Jensen, Trustee  
James M. Jensen, as Trustee

Kristel T. Jensen, Trustee  
Kristel T. Jensen, as Trustee

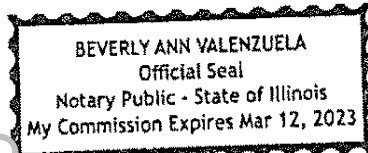
State of IL )  
County of Cook ) SS.

The undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that James M. Jensen personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, 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.

Given under my hand and official seal, this 3<sup>rd</sup> day of June, 2021

Beverly Ann Valenzuela  
Notary Public

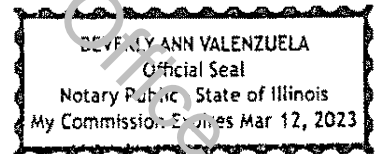
State of Illinois )  
County of Cook ) SS.



The undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Kristel T. Jensen personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, 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.

Given under my hand and official seal, this 3<sup>rd</sup> day of June, 2021

Beverly Ann Valenzuela  
Notary Public



**Mail To:**

Tenenbaum Law Group  
2222 Chestnut #201  
Glenview, IL 60026

**Send Subsequent Tax Bills To:**

Mustafa Poonawala  
60 Old Creek Rd  
Palos Park, IL 60464

This instrument was prepared by:

GARNELLO AND ASSOCIATES, P.C. 19 S. BOTHWELL STREET, PALATINE, ILLINOIS 60067