

UNOFFICIAL COPY

TRUSTEE'S DEED

Doc#: 2123717023 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/25/2021 09:20 AM Pg: 1 of 3

Dec ID 20210801638428
ST/CO Stamp 2-132-940-560 ST Tax \$360.00 CO Tax \$180.00

THIS INDENTURE Made this 11th day of August, 2021, between **FIRST MIDWEST BANK**, Joliet, Illinois, as Trustee or successor Trustee under the provision of a deed or deeds in trust, duly recorded and delivered to said Bank in pursuance of a trust agreement dated the 1st day of November, 1997 and known as Trust No. 15782, party of the first part and **MARY FORMENTINI**, of **516 N. Park Drive, Glenwood, IL 60425**, party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of TEN and no/100, (\$10.00) Dollars and other good and valuable considerations in hand paid, does hereby convey and quit claim unto said party of the second part, all interest in the following described real estate, situated in Cook County, Illinois, to-wit:

Legal Description attached hereto and made a part hereof

together with the tenement and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part and to the proper use, benefit and behoof of said party of the second part forever.

Subject to: Mortgage, or Trust Deed, liens, encumbrances, easements, covenants, conditions and restrictions of record, if any; general real estate taxes for the year 2021 and subsequent; and

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money and remaining unreleased at the date of the delivery hereof.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Authorized Signer and attested by its Authorized Signer, the day and year first above written.

Chicago Title
216ST125389SK
10F2

FIRST MIDWEST BANK, as Trustee as aforesaid,

By: *Peggy A. Reeps*
Authorized Signer

Attest: *KMAA*
Authorized Signer

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STATE OF ILLINOIS,
COUNTY OF WILL

Ss:

I, the undersigned, a Notary Public in and for said County, in the State aforementioned DO HEREBY CERTIFY that Peggy A. Regas, Authorized Signer of FIRST MIDWEST BANK, Joliet, Illinois and Rosa Arias Angeles, the attesting Authorized Signer thereof, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Authorized Signer and the attesting Authorized Signer respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth; and the said attesting Authorized Signer did also then and there acknowledge that she as custodian of the corporate seal of said Bank did affix the said corporate seal of said Bank to said instrument as her own free and voluntary act, and as the free and voluntary act of said Bank for the uses and purposes therein set forth.

GIVEN under my hand and seal this 11th day of August, 2021.



Susan J. Zelek

Notary Public.

THIS INSTRUMENT WAS PREPARED BY

Peggy Regas
First Midwest Bank - Wealth Management
2801 W. Jefferson St.
Joliet, IL 60435

AFTER RECORDING
MAIL THIS INSTRUMENT TO

Mary Formentini
8731 Golden Rose Drive
Orland Park, IL 60462

PROPERTY ADDRESS

8731 Golden Rose Drive
Orland Park, IL 60462

PERMANENT INDEX NUMBER

27-23-102-025-0000

MAIL TAX BILL TO

Mary Formentini
8731 Golden Rose Drive
Orland Park, IL 60462

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Attached Legal Description

PARCEL 1

LOT 11 IN HIGHLAND BROOK, BEING A SUBDIVISION OF PART OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 23, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 11; THENCE NORTH 00 DEGREES 01 MINUTES 05 SECONDS WEST, ALONG THE WEST LINE OF SAID LOT 11, 70.95 FEET, THENCE NORTH 89 DEGREES 58 MINUTES 55 SECONDS EAST, PERPENDICULAR TO THE LAST DESCRIBED LINE, 13.71 FEET; THENCE NORTH 30 DEGREES 39 MINUTES 59 SECONDS EAST 67.00 FEET, THENCE SOUTH 59 DEGREES 20 MINUTES 01 SECOND EAST 8.83 FEET, THENCE NORTH 30 DEGREES 39 MINUTES 59 SECONDS EAST 30.00 FEET TO THE POINT OF BEGINNING, THENCE CONTINUING NORTH 30 DEGREES 39 MINUTES 59 SECONDS EAST 37.67 FEET, THENCE SOUTH 59 DEGREES 20 MINUTES 01 SECOND EAST 80.00 FEET, THENCE SOUTH 30 DEGREES 39 MINUTES 59 SECONDS WEST 37.67 FEET, THENCE NORTH 59 DEGREES 20 MINUTES 01 SECOND WEST 80.00 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS

PARCEL 2

EASEMENT FOR INGRESS AND EGRESS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF COVENANTS AND RESTRICTIONS FOR HIGHLAND BROOK TOWNHOUSE RECORDED MAY 19, 1997 AS DOCUMENT 97351142

County of Cook County Clerk's Office