

UNOFFICIAL COPY

This instrument prepared by:
Galanopoulos & Galan
Dean G. Galanopoulos
340 W. Butterfield Road, Suite 1A
Elmhurst, IL 60126

Doc#: 2127901038 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/06/2021 10:46 AM Pg: 1 of 4

Dec ID 20210901689570
ST/CO Stamp 0-129-544-336 ST Tax \$345.00 CO Tax \$172.50

Mail future tax bills to:
Janis Sinisi
157 Santa Fe Ln.
Willow Springs, IL 60480

Mail this recorded instrument to:
Jodiann Pacer, Esq.
824 S. Scoville Ave.
Oak Park, IL 60304

210194811408

TRUSTEE'S DEED

This Indenture, made this 1st day of October, 2021, between Ted S. Landers, Trustee of the Ted S. Landers Revocable Trust dated November 29, 2000, as to an undivided 50% interest and Linda K. Landers, as Trustee of the Linda K. Landers Revocable Trust dated November 29, 2000, as to an undivided 50%, party of the first part, and Janis Sinisi of 138 Willow Blvd., Willow Springs, Illinois 60480, party of the second part.

Witnesseth. That said party of the first part, in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable considerations in hand paid, does hereby grant, sell, and convey unto said party of the second part, the following described real estate, situated in COOK County, State of Illinois, to wit:

THAT PART OF LOT 45 IN THE WINDINGS OF WILLOW RIDGE, A RESUBDIVISION OF PART OF THE SOUTH 1/2 OF SECTION 6, TOWNSHIP 37 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THERE OF RECORDED AS DOCUMENT 99225273 AND CERTIFICATE OF CORRECTION RECORDED FEBRUARY 14, 2000 AS DOCUMENT NUMBER 00106972 IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST EASTERLY CORNER OF SAID LOT 45: THENCE NORTH 26 DEGREES 51 MINUTES 26 SECONDS WEST ALONG THE EASTERLY LINE OF SAID LOT 45, A DISTANCE OF 83.93 FEET; THENCE SOUTH 79 DEGREES 42 MINUTES 30 SECONDS WEST, 136.53 FEET TO THE CENTERLINE OF A PARTY WALL; THENCE NORTH 10 DEGREES 17 MINUTES 30 SECONDS WEST, ALONG SAID CENTERLINE, 30.25 FEET TO THE CENTERLINE OF A PARTY WALL FOR THE POINT OF BEGINNING; THENCE SOUTH 79 DEGREES 42 MINUTES 30 SECONDS WEST ALONG SAID CENTERLINE, 20.30 FEET TO THE CENTERLINE OF A PARTY WALL; THENCE NORTH 10 DEGREES 17 MINUTES 30 SECONDS WEST, ALONG SAID CENTERLINE, 6.33 FEET TO THE CENTERLINE OF A PARTY WALL; THENCE SOUTH 79 DEGREES 42 MINUTES 30 SECONDS WEST ALONG SAID CENTERLINE, 7.58 FEET TO THE CENTERLINE OF A PARTY WALL; THENCE NORTH 10 DEGREES 17 MINUTES 30 SECONDS WEST ALONG SAID CENTERLINE, 7.17 FEET; THENCE NORTH 10 DEGREES 17 MINUTES 30 SECONDS WEST, 3.04 FEET; THENCE NORTH 79 DEGREES 42 MINUTES 30 SECONDS EAST, 20.71 FEET TO THE CENTERLINE OF A PARTY WALL; THENCE SOUTH 10 DEGREES 17 MINUTES 30 SECONDS EAST ALONG SAID CENTERLINE, 24.75 FEET TO THE POINT OF BEGINNING; TOGETHER WITH THAT PART OF SAID LOT 45 LYING ABOVE THE ELEVATION OF 833.72 FEET, DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST EASTERLY CORNER OF SAID LOT 45; THENCE NORTH 26 DEGREES 51 MINUTES 26 SECONDS WEST ALONG THE EASTERLY LINE OF SAID LOT 45, A DISTANCE OF 83.93 FEET; THENCE SOUTH 79 DEGREES 42 MINUTES 30 SECONDS WEST, 136.53 FEET TO THE CENTERLINE OF A PARTY WALL; THENCE NORTH 10 DEGREES 17 MINUTES 30 SECONDS WEST, ALONG SAID CENTERLINE OF A PARTY WALL FOR THE POINT OF BEGINNING; THENCE SOUTH 79 DEGREES 42 MINUTES 30 SECONDS WEST ALONG SAID CENTERLINE 20.30 FEET TO THE CENTERLINE OF A PARTY WALL; THENCE NORTH 10 DEGREES 17 MINUTES 30 SECONDS WEST ALONG SAID CENTERLINE 6.33 FEET TO THE CENTERLINE OF A PARTY WALL; THENCE SOUTH 79 DEGREES 42 MINUTES 30 SECONDS WEST ALONG SAID CENTERLINE 7.58 FEET TO THE CENTERLINE OF A PARTY WALL; THENCE NORTH 10 DEGREES 17 MINUTES 30 SECONDS WEST ALONG SAID CENTERLINE AND THE NORTHWESTERLY EXTENSION THEREOF 20.42 FEET; THENCE SOUTH 79 DEGREES 42 MINUTES 30 SECONDS WEST 20.12 FEET TO A POINT HAVING A TOP OF FOUNDATION ELEVATION OF 623.28 FEET; THENCE SOUTH 10 DEGREES 17 MINUTES 30 SECONDS EAST 57.00 FEET; THENCE NORTH 79 DEGREES 42 MINUTES 30 SECONDS WEST 48.00 FEET TO THE CENTERLINE OF A PARTY WALL; THENCE NORTH 10 DEGREES 17 MINUTES 30 SECONDS WEST ALONG SAID CENTERLINE 30.25 FEET TO THE POINT OF BEGINNING.

Permanent Index Number(s): 23-06-303-134-0000

Property Address: 157 Santa Fe Ln., Willow Springs, IL 60480

together with the tenements and appurtenances thereunto belonging.

Subject, however, to the general taxes for the year of 2021 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

UNOFFICIAL COPY

To Have and To Hold the same unto said party of the second part, and to the proper use, benefit, and behold forever of said party of the second part.

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.

Property of Cook County Clerk's Office

UNOFFICIAL COPY

And the said Grantor(s) hereby expressly waive(s) and release(s) any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the Grantor(s) aforesaid has/have hereunto set his/her/their hand(s) and seal(s) this 1st day of October, 2021.

Ted S. Landers, Trustee of the Ted S. Landers Revocable Trust
dated November 29, 2000

By: Ted S. Landers, as trustee
Ted S. Landers, as Trustee

Linda K. Landers, as Trustee of the Linda K. Landers
Revocable Trust dated November 29, 2000

By: _____
Linda K. Landers, as Trustee

Property of CO

STATE OF Illinois

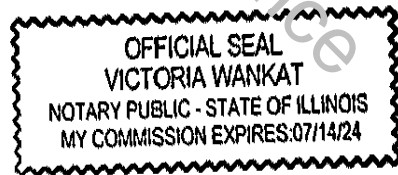
COUNTY OF DuPage

) I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, DO
) SS HEREBY CERTIFY that Ted S. Landers, Trustee of the Ted S. Landers Revocable
) Trust dated November 29, 2000, as to an undivided 50% interest and ~~Linda K. Landers, as Trustee of the Linda K. Landers Revocable Trust dated November 29, 2000,~~ 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 they signed, sealed, and delivered the said instruments as their free and voluntary act, for the uses and purposed therein set forth, including the release and waiver of the right of homestead.

Given under my hand and Notarial Seal this 1st day of October, 2021.

Victoria Wankat
Notary Public

My commission expires: 7/14/24



UNOFFICIAL COPY

And the said Grantor(s) hereby expressly waive(s) and release(s) any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the Grantor(s) aforesaid has/have hereunto set his/her/their hand(s) and seal(s) this 1st day of October, 2021.

Ted S. Landers, Trustee of the Ted S. Landers Revocable Trust dated November 29, 2000

By: _____
Ted S. Landers, as Trustee

Linda K. Landers, as Trustee of the Linda K. Landers Revocable Trust dated November 29, 2000

By: Linda K. Landers
Linda K. Landers, as Trustee

Property of COOPER & ASSOCIATES, P.C.

STATE OF Illinois
COUNTY OF DuPage

) I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, DO
) SS HEREBY CERTIFY that ~~Ted S. Landers, Trustee of the Ted S. Landers Revocable~~
) ~~Trust dated November 29, 2000, as to an undivided 50% interest and~~ Linda K. Landers,
as Trustee of the Linda K. Landers Revocable Trust dated November 29, 2000,
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
they signed, sealed, and delivered the said instruments as their free and voluntary act,
for the uses and purposed therein set forth, including the release and waiver of the right
of homestead.

Given under my hand and Notarial Seal this 1st day of October, 2021.

Victoria Wankat
Notary Public

My commission expires: 07/14/24

