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Doc#: 2135655036 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/22/2021 02:40 PM Pg: 1 of 4

Dec ID 20211101649231
ST/CO Stamp 1-005-988-496 ST Tax \$405.00 CO Tax \$202.50

TRUSTEE'S DEED

Prepared by:
Barry C. Kessler
1275 Milwaukee Avenue
Suite 300
Glenview, IL 60025

Above Space for Recorder's Use Only

The Grantor, Barry C. Kessler, not individually, but as successor trustee of the Robert W. Christensen Trust dated February 5, 1997 and the Mary Ellen Christensen Family Trust dated January 1, 2013, for and in consideration of Ten and No/100 (\$10.00) Dollars in hand paid, the receipt and sufficiency of which is hereby acknowledged, grants, sells and conveys to

Daniel J. McGuire and Mary McGuire, as co-trustees of the Daniel J. McGuire and Mary McGuire Land Trust Number One, dated January 8, 2010, the beneficial interest of said trust being held by Daniel J. McGuire and Mary McGuire, husband and wife, as tenancy by the entirety,

all of grantor's right, title and interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:


See Exhibit A attached hereto and incorporated herein by reference.

Property Address: 22 Park Lane, Unit 313, Park Ridge, Illinois 60068

Permanent Real Estate Index Number: 09-27-306-145-1075

To Have and To Hold the same, and to the proper use, benefit, and behoof forever of grantees. This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said Grantor by the terms of said deed or deeds in trust delivered to said Grantor in pursuance of the trust agreements above mentioned. This deed is made subject to the lien of every trust 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, the grantor aforesaid has hereunto set his hand and seal this the 22nd day of November, 2021.

 (Seal)
Barry C. Kessler, not individually,
But solely as Successor Trustee of the
aforesaid trusts

UNOFFICIAL COPY

PARCEL 1:

UNIT NUMBER 313 AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL") " THAT PART OF LOTS 2, 3 AND 4 IN ANN MURPHY ESTATE DIVISION OF LAND IN SECTIONS 27, AND 28, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE SOUTH LINE OF THE NORTH 1/2 OF THAT PART OF LOT 4 LYING EAST OF THE CENTER LINE OF ALGONQUIN ROAD AND THE WEST LINE OF THE EAST 840.00 FEET OF LOTS 3 AND 4 AFORESAID (SAID INTERSECTION POINT AND POINT OF COMMENCEMENT BEING ASSIGNED COORDINATES OF 2000.00 NORTH AND 2000.00 EAST; AND THE SOUTH LINE OF THE NORTH 1/2 OF THAT PART OF LOT 4 LYING EAST OF THE CENTER LINE OF ALGONQUIN ROAD AFORESAID BEING ASSIGNED A BEARING OF SOUTH 90 DEGREES, 00 MINUTES, 00 SECONDS WEST); THENCE SOUTH 90 DEGREES, 00 MINUTES, 00 SECONDS WEST ALONG SAID SOUTH LINE 124.00 FEET; THENCE NORTH 00 DEGREES, 00 MINUTES, 00 SECONDS WEST (AT RIGHT ANGLES THERETO) 116.00 FEET TO A POINT HAVING COORDINATES 2116.00 NORTH AND 1876.00 EAST, SAID POINT BEING THE POINT OF BEGINNING OF LAND HEREIN DESCRIBED; THENCE CONTINUE NORTH 00 DEGREES, 00 MINUTES, 00 SECONDS WEST 367. FEET TO 2477.00 NORTH AND 1876.00 EAST; THENCE NORTH 65 DEGREES, 46 MINUTES, 20 SECONDS WEST 65.80 FEET TO COORDINATES 2504.00 NORTH AND 1816.00 EAST; THENCE NORTH 00 DEGREES, 00 MINUTES, 00 SECONDS WEST 4.00 FEET; THENCE NORTH 90 DEGREES, 00 MINUTES, 00 SECONDS WEST 67.00 FEET; THENCE SOUTH 00 DEGREES, 00 MINUTES, 00 SECONDS WEST 186.00 FEET; THENCE SOUTH 90 DEGREES, 00 MINUTES, 00 SECONDS WEST 85.00 FEET; THENCE NORTH 00 DEGREES, 00 MINUTES, 00 SECONDS WEST 127.00 FEET; THENCE NORTH 90 DEGREES, 00 MINUTES, 00 SECONDS WEST 115.00 FEET; THENCE SOUTH 90 DEGREES, 00 MINUTES, 00 SECONDS WEST 141.00 FEET; THENCE SOUTH 90 DEGREES, 00 MINUTES, 00 SECONDS WEST 140.00 FEET; THENCE SOUTH 00 DEGREES, 00 MINUTES, 00 SECONDS EAST 122.00 FEET; THENCE SOUTH 00 DEGREES, 00 MINUTES, 00 SECONDS EAST 347.00 FEET; THENCE SOUTH 00 DEGREES, 00 MINUTES, 00 SECONDS EAST 70.00 FEET; THENCE SOUTH 90 DEGREES, 00 MINUTES, 00 SECONDS EAST 120.00 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION MADE BY LASALLE NATIONAL BANK, AS TRUSTEE UNDER TRUST NUMBER 44427, RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 22996722, AS AMENDED; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY).

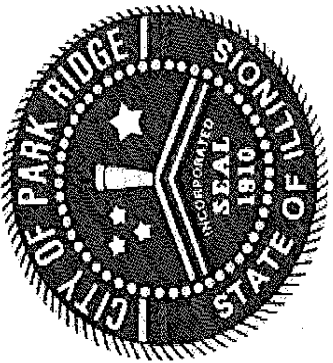
PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 THROUGH THE COMMUNITY AREA AS SET FORTH IN THE DECLARATION OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR PARK LANE COMMUNITY ASSOCIATION RECORDED FEBRUARY 13, 1975 AS DOCUMENT NUMBER 22996721, AS AMENDED.

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CITY OF PARK RIDGE FINAL PAYMENT CERTIFICATE

505 Butler PL Park Ridge, Illinois 60068
p: (847) 318-5222 | transferstamp@parkridge.us | WWW.PARKRIDGE.US




Certificate # 21-001320

Pin(s)
09-27-306-145-1075

Address
22 PARK LANE UNIT 313

*This certificate acts as a receipt that the above-mentioned party
has complied with City of Park Ridge Ordinance 2020-44*

Property Transfer Tax Date
\$810.00 11/29/2021

X 
Joseph C. Gilmore
City Manager

Property of Cook County Clerk's Office