UNOFFICIAL CO

Doc#. 2205920154 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 02/28/2022 07:41 AM Pg: 1 of 2

Dec ID 20220101689391

ST/CO Stamp 0-897-546-640 ST Tax \$200.00 CO Tax \$100.00

TRUSTEE'S DEED

SATURN TITLE LLC 1030 W. HIGO NS RD. SUITE 365

THIS INDENTURE, WITNESSETH THAT THE GRANTOR(S),

STEVEN M. BALMES, AS SUCCESSOR TRUSTEE UNDER THE PROVISIONS OF A TRUST AGREEMENT DATED AUGUST 28, 1996 AND KNOWN AS THE BALMES TRUST

of the County of Cook and State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, convey(s) and quitclaim to

DAVID FOX, a married man, of the City of Evanstor, County of Cook, State of Illinois, as to an undivided 70% interest, and

ROBERT L. ROSEN, a married man, of the City of Evanston, County of Cook, State of Illinois, as to an undivided 30% interest

together as Tenants in Common, GRANTEES

all interest in the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

THE SOUTH 55 FEET OF THE EAST 165 FEET OF THE NORTH 10 RODS OF THE SOUTH 48 RODS OF THE NORTH 68 1/2 RODS OF THE WEST 40 RODS OF THE NORTHEAST 1/4 OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 9518 LINCOLNWOOD DRIVE, EVANSTON, IL 60203

PIN#: 10-14-200-092-0000

TOWNSHIP: NILES

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD, the same with the appurtenances, and to the use, benefit and behoof, forever of GRANTEE.

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This deed is executed by GRANTOR(S), 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.

And the said GRANTOR(S) hereby expressly releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

IN WITNESS WHEREOF, the GRANTOR(S) aforesaid has (have) hereunto set hand and seal this 16th day of February, 2022.

STEVEN M. BALMES, SUCCESSOR TRUSTEE

STATE OF ILLINOIS

COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT STEVEN M. BALMES, AS SUCCESSOR TRUSTEE UNDER THE PROVISIONS OF A TRUST AGREEMENT DATED AUGUST 28, 1996 AND KNOWN AS THE BALMES TRUST, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 official seal, this 16th day of February, 20

Notary Public)

OFFICIAL SEAL

Notary Public, State of Illinois

My Commission Expires September 14, 2025

Prepared By:

Brendan R. Appel

NORTH SHORE PROPERTY LAW 191 WAUKEGAN ROAD, SUITE 360

NORTHFIELD, ILLINOIS 60093

Mail To:

MICHAEL MARGOLIES 2201 MAIN STREET

EVANSTON, IL 60202

Send Tax Bills To:

DAVID FOX

9520 LINCOLNWOOD DRIVE

EVANSTON, ILLINOIS 60203

VILLAGE OF SKOKIE **ECONOMIC DEVELOPMENT TAX**

PIN: 10-14-200-092-0000

18851