

# UNOFFICIAL COPY

## TRUSTEE'S DEED

Doc#: 2206720090 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/08/2022 07:25 AM Pg: 1 of 3

Dec ID 20220301639039  
ST/CO Stamp 0-302-630-288 ST Tax \$280.50 CO Tax \$140.25

220705301695 1042

**THIS INDENTURE** Made this 15<sup>th</sup> day of February, 2022, 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 10<sup>th</sup> day of September, 1981, and known as Trust No. 7645, party of the first part and **RONETTE LUSPI BROWN**, of 465 North Street, Crete, IL 60417, party of the second part.

RENEE LUSPI

**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 \_\_\_\_\_ 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.

**FIRST MIDWEST BANK**, as Trustee as aforesaid,

By:   
Authorized Signer

Attest:   
Authorized Signer

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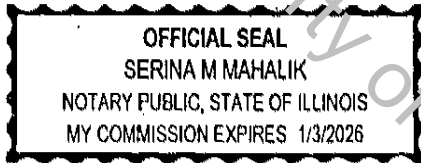
STATE OF ILLINOIS,

Ss:

COUNTY OF WILL

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 15<sup>th</sup> day of February, 2022.



Serina M. Mahalik  
Notary Public.

THIS INSTRUMENT WAS PREPARED BY:

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

PROPERTY ADDRESS

16716 Westwind Court  
Tinley Park, IL 60477

AFTER RECORDING  
MAIL THIS INSTRUMENT TO

Andrew Costa, Esq.  
14919 Founders Crossing  
Homer Glen, IL 60491

PERMANENT INDEX NUMBER:

28-30-100-020-0000

MAIL TAX BILL TO

Ronette Lusby-Brown  
16716 Westwind Ct.  
Tinley Park, IL 60477

**UNOFFICIAL COPY**  
ATTORNEYS' TITLE GUARANTY FUND, INC.

**LEGAL DESCRIPTION**

**Permanent Index Number:**  
Property ID: 28-30-100-020-0000

**Property Address:**  
16716 Westwind Ct  
Tinley Park, IL 60477

**Legal Description:**

PARCEL 1: THAT PART OF LOT 1 IN WESTWIND COURT, BEING A SUBDIVISION OF PART OF THE NORTHEAST FRACTIONAL QUARTER OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 1; THENCE DUE EAST ALONG THE SOUTH LINE OF SAID LOT 1 FOR A DISTANCE OF 8.50 FEET TO A POINT OF BEGINNING; THENCE DUE NORTH FOR A DISTANCE OF 42.61 FEET TO A POINT ON THE WESTERLY EXTENSION OF THE CENTER LINE OF A PARTY WALL; THENCE SOUTH 89 DEGREES 54 MINUTES EAST ALONG SAID CENTER LINE OF A PARTY WALL AND THE EASTERLY AND WESTERLY EXTENSIONS THEREOF FOR A DISTANCE OF 74.00 FEET TO A POINT; THENCE DUE SOUTH FOR A DISTANCE OF 42.48 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 1; THENCE DUE WEST ALONG SAID SOUTH LINE OF LOT 1 FOR A DISTANCE OF 74.00 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 89613047 AND AS CONTAINED IN DEED RECORDED AS DOCUMENT NUMBER 90169123

Cook County Clerk's Office