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TRUSTEE'S DEED Statutory (ILLINOIS)

Doc# 2211504282 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/25/2022 10:41 AM Pg: 1 of 3

Dec ID 20220401675454
ST/CO Stamp 1-347-353-488 ST Tax \$380.00 CO Tax \$190.00
City Stamp 1-615-788-944 City Tax: \$3,990.00

FIRST AMERICAN TITLE
FILE # AF 1022838

Above Space for Recorder's Use Only

This Agreement made this 12th day of April, 2022, between **SAMUEL M. MANSOUR, Trustee of the Samuel M. Mansour Trust dated January 30, 2017, as amended July 17, 2019,** Grantor and **CASSIOPIA L. KRAMER**, of 1856 W. North Ave, #3F, Chicago, Illinois 60622, Grantee *An unmarried person*

WITNESSETH: The Grantor in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor as said Trustee and of every other power and authority the Grantor hereunto enabling, does hereby convey and warrant unto the Grantee, in fee simple, the following:

SEE ATTACHED LEGAL DESCRIPTION.

together with the tenements, hereditament and appurtenances there unto belonging or in any wise appertaining.

Permanent Real Estate Index Number: **14-08-416-040-1045 and 14-08-416-041-1023**
Address of real estate: **4848 N. Sheridan Road, Unit 605, Chicago, Illinois 60640**

IN WITNESS WHEREOF, the Grantor, as Trustee as aforesaid, has hereunto set his hand and seal the day and year first above written.

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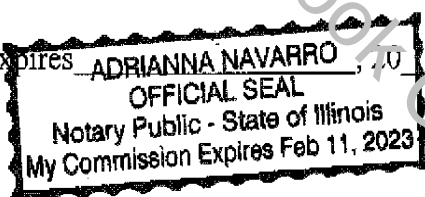
DATED this 12 day of April, 2022.

 (SEAL)
SAMUEL M. MANSOUR, as Trustee aforesaid

State of Illinois, County of Cook, ss. I, the undersigned, a Notary Public in and for said county, in the State aforesaid, DO HEREBY CERTIFY that **SAMUEL M. MANSOUR, Trustee of the Samuel M. Mansour Trust dated January 30, 2017, as amended July 17, 2019**, is personally known to me to be the same person whose name is 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 voluntary act as such trustee, for the uses and purposes therein set forth.

Given under my hand and official seal, this 12th day of April, 2022.

Commission expires ADRIANNA NAVARRO, 20




NOTARY PUBLIC

This instrument was prepared by: Stephen P. Di Silvestro
5231 N. Harlem Avenue, Chicago, Illinois 60656

MAIL TO:

JOSEPH FRANK MILITO
ATTORNEY AT LAW
732 W. FULLERTON AVE., SUITE 2F
CHICAGO, ILLINOIS 60614

SEND SUBSEQUENT TAX BILLS TO:

CASSIOPIA L. KRAMER
4848 N. SHERIDAN ROAD, #605
CHICAGO, ILLINOIS 60640

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LEGAL DESCRIPTION

PARCEL 1: UNIT 605 AND P63 IN THE SHERIDAN GRANDE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY; LOTS 2 TO 7 AND THE NORTH 15.00 FEET OF LOT 8 IN GEORGE LILL'S SHERIDAN ROAD ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE SOUTHEAST FRACTIONAL 1/4 OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THAT PART TAKEN FOR WIDENING OF SHEFFIELD AVENUE), IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 0621244031, FIRST AMENDMENT DOCUMENT 0926918085, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND RECIPROCAL EASEMENTS RECORDED JULY 31, 2006 AS DOCUMENT 0621244029 AND FIRST AMENDMENT RECORDED OCTOBER 16, 2009 AS DOCUMENT 0926918084 FOR STRUCTURAL SUPPORT; INGRESS AND EGRESS; MAINTENANCE; ENCROACHMENT; COMMON AREAS; OVER AND UPON COMMON AREAS LOCATED WITHIN THE BUILDINGS LOCATED ON LOTS 2 TO 7 AND THE NORTH 15 FEET OF LOT 8 IN AFORESAID SUBDIVISION.

PARCEL 3: EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY EASEMENT AND OPERATING AGREEMENT (THE "AGREEMENT") DATED OCTOBER 16, 2009 AND RECORDED OCTOBER 16, 2009 AS DOCUMENT 0928918087 BY AND AMONG SHERIDAN GRANDE CONDOMINIUM ASSOCIATION, LTD., AN ILLINOIS NOT-FOR-PROFIT CORPORATION, SHERIDAN GRANDE SOUTH CONDOMINIUM ASSOCIATION, LTD., AN ILLINOIS NOT-FOR-PROFIT CORPORATION, SHERIDAN GRANDE PARTNERS, LLC, AN ILLINOIS LIMITED LIABILITY COMPANY.

P.I.N.: 14-08-416-040-1045 and 14-08-416-041-1023

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