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

Doc#: 2220903023 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/28/2022 02:42 PM Pg: 1 of 2

Dec ID 20220701668911
ST/CO Stamp 0-443-800-656 ST Tax \$1,015.00 CO Tax \$507.50

Mail future tax bills to:
James F. Auger and Erika N. Auger
3921 Grove Ave.
Western Springs, IL 60558

Mail this recorded instrument to:
Tom Hawbecker
26 Blaine St.
Hinsdale, IL 60521

TRUSTEE'S DEED – TENANTS BY THE ENTIRETY

This Indenture, made this 20th day of July, 2022, between Kim R. Mniszewski, as Trustee under the Kim R. Mniszewski Declaration of Trust dated October 29, 2010, as to an undivided 1/2 interest and Joanne G. Mniszewski, as Trustee of the Joanne G. Mniszewski Declaration of Trust dated October 29, 2010, as to an undivided 1/2 interest of the Village of Western Springs, State of Illinois, party of the first part, and James F. Auger and Erika N. Auger, husband and wife, not as tenants in common or as joint tenants but as tenants by the entirety, of 195 N. Harbor Dr., Unit 1208, Chicago, Illinois 60601, 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:

LOT 25 IN BLOCK 25 IN WESTERN SPRINGS RESUBDIVISION OF THE EAST 1/2 OF SECTION 6, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE PRINCIPAL MERIDIAN, AND PART OF SECTIONS 31 AND 32, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.
Permanent Index Number(s): 18-06-202-007-0000
Property Address: 3921 Grove Ave., Western Springs, IL 60558

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.

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

UNOFFICIAL COPY

Individual Trustee(s)

In Witness Whereof, said party of the first part has caused its name to be signed to these presents the day and year first above written.

Kim R. Mniszewski
Kim R. Mniszewski, as Trustee

Joanne G. Mniszewski
Joanne G. Mniszewski, as Trustee

STATE OF ILLINOIS

COUNTY OF DuPage

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I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Kim R. Mniszewski, as Trustee under the Kim R. Mniszewski Declaration of Trust dates October 29, 2010, as to an undivided 1/2 interest and Joanne G. Mniszewski, as Trustee of the Joanne G. Mniszewski Declaration of Trust dated October 29, 2010, as to an undivided 1/2 interest, as Trustees aforesaid, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Trustees, appeared before me this day in person and acknowledged that he/she/they signed and delivered said instrument as heir free and voluntary act for the uses and purposes set forth therein.

Given under my hand and Notarial Seal this 20th day of July, 2022.

Victoria Wankat
Notary Public

