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TRUSTEE'S DEED

THIS INSTRUMENT WAS PREPARED BY:

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Karen A. Yarbrough
Cook County Clerk
Date: 08/25/2022 11:48 AM Pg: 1 of 2

Dec ID 20220701689399
ST/CO Stamp 1-230-096-976 ST Tax \$235.00 CO Tax \$117.50

THE GRANTOR, MARGARET OGRODOWSKI, as trustee under TRUST AGREEMENT dated April 25, 2016 known as Trust 001, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00) in hand paid, conveys and warrants to the Grantees, **GRANDVIEW CAPITAL, LLC.**, an Illinois Limited Liability Company, of 36W995 Red Gate Rd., St. Charles, IL 60175, County of Kane, State of Illinois, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

PARCEL 1: UNIT 1-802 IN THE LIBRARY COURTE CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

PART OF LOT 5 IN LIBRARY PLAZA SUBDIVISION OF PART OF SECTION 17, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, AS RECORDED IN THE OFFICE OF THE RECORDED OF DEEDS OF COOK COUNTY, ON AUGUST 17, 1999 AS DOCUMENT NUMBER 99784926 IN COOK COUNTY, ILLINOIS,

WHICH SURVEY IS ATTACHED AS EXHIBIT B TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0010707755, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE NUMBER G1-26 AND STORAGE SPACE NUMBER S1U-4 AS LIMITED COMMON ELEMENTS, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO RECORDED AS DOCUMENT NUMBER 0010707755 AS AMENDED FROM TIME TO TIME.

PARCEL 3: NON EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS OVER AND UPON LOT 7 IN LIBRARY PLAZA SUBDIVISION AFORESAID AS GRANTED AND CONVEYED TO IN THE INGRESS AND EGRESS AGREEMENT RECORDED AUGUST 17, 1999 AND KNOWN AS DOCUMENT NUMBER 99784925, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not yet due and payable at the time of Closing.

Hereby releasing and waiving all rights under and by virtue of the Homestead exemption laws of the State of Illinois.

PROPERTY INDEX #: 09-17-419-041-1035

PROPERTY COMMONLY KNOWN AS: 750 Pearson Street, Unit 802, Des Plaines, IL 60016

IN WITNESS WHEREOF, Grantor has executed this Trustee's Deed as of this 14 day of July, 2022.

Margaret Ogrodowski (Seal)
MARGARET OGRODOWSKI, as trustee under trust agreement
dated April 25, 2016 and known as Trust 001



