

UNOFFICIAL COPY

TRUSTEE'S DEED (ILLINOIS)

Doc#: 2227345024 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/30/2022 09:55 AM Pg: 1 of 3

Dec ID 20220801620338
ST/CO Stamp 0-681-974-352 ST Tax \$345.00 CO Tax \$172.50

THE GRANTOR REBECCA C. BENTLEY NKA REBECCA B. GARRIDO, AS TRUSTEE OF THE REBECCA C. BENTLEY TRUST DATED NOVEMBER 17, 2016, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), in hand paid, and pursuant to the power and authority vested in the Grantor as trustee, convey to Sally Lee, a ~~single~~ woman, at 666 W. Central Rd., Arlington Heights, IL 60005 all interest in the following described real estate commonly known as 1212 Harding Ave., Des Plaines, IL 60016, and legally known as: ~~*married~~

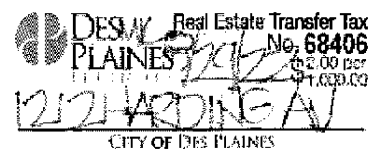
LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

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 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.

This deed is executed by the party of the first part, 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 thereto enabling, SUBJECT, HOWEVER, to: the liens of all trust deeds and/or mortgages upon said real estate, if any, of record in said county; all unpaid general taxes and special assessments and other liens and claims of any kind; pending litigation, if any, affecting the said real estate; building lines; building, liquor and other restrictions of record, if any; party walls, party wall rights and party wall agreements, if any; Zoning and Building Laws and Ordinances; mechanic's lien claims, if any; easements of record, if any; and rights and claims of parties in possession; and to those additional items, if any, listed on the reverse side hereof which are hereby incorporated by reference herein.

Permanent Real Estate Index Number(s): 09-17-212-016
Address: 1212 Harding Ave., Des Plaines, IL 60016



PT22-86746W
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Dated this 28th day of August, 2022.

Rebecca B. Garrido

Rebecca C. Bentley nka Rebecca B. Garrido, as Trustee
of the Rebecca C. Bentley Trust dated November 17,
2016

[Signature]

Anthony Garrido

Signing for purposes of waiving homestead.

STATE OF ILLINOIS)
) SS,
COUNTY OF MCHENRY)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Rebecca C. Bentley nka Rebecca B. Garrido, as Trustee of the Rebecca C. Bentley Trust dated November 17, 2016 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 it signed, sealed and delivered in the instrument as its 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 notarial seal, this 28th day of August, 2022.



[Signature]
Notary Public

THIS INSTRUMENT PREPARED BY
Daniel Lyons
Dan Lyons Legal, LLC
77 E. Crystal Lake Ave.
Crystal Lake, IL 60014

~~MAIL TO~~ Mail to
James Song
840 S. Northwest Hwy
Barrington, IL 60010

SEND SUBSEQUENT TAX BILLS TO:
Sally Lee
1212 Harding Ave.
Des Plaines, IL 60016

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Exhibit A

Parcel 1:

The East 20.06 feet of the West 44.06 feet of Lot 2, in Lexington Park, being a Subdivision of part of the West 1/2 of the Northeast 1/4 and part of the East 1/2 of the Northwest 1/4, all in Section 17, Township 41 North, Range 12, East of the Third Principal Meridian, according to the Plat thereof recorded March 31, 2008 as document 0809116062, in Cook County, Illinois

Parcel 2:

Non-exclusive easement for Ingress and egress appurtenant to and for the benefit of Parcel 1 as set forth in the declaration for Lexington Park townhomes dated June 26, 2008 and recorded October 3, 2008 as document number 0827736123.

Property of Cook County Clerk's Office