

UNOFFICIAL COPY

TRUSTEES DEED

MAIL RECORDED DEED TO:

Tazio & Katie J. Grivetti
to 320 W. Ravinwoods Rd
Peoria, Illinois 61615

Doc#: 2304706049 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/16/2023 09:34 AM Pg: 1 of 3

Dec ID 20230101636498
ST/CO Stamp 0-318-654-288 ST Tax \$125.00 CO Tax \$62.50
City Stamp 1-660-831-568 City Tax: \$1,312.50

MAIL TAX BILL TO:

Tazio & Katie J. Grivetti
to 320 W. Ravinwoods Rd
Peoria, Illinois 61615

(Reserved for Recorders Use Only)

THE GRANTOR(S) **Richard W. Kuhn, Successor Trustee of the Daniel J. Kuhn Trust** dated November 8, 2013, of **6325 N. Sheridan Rd., Unit 1304, Chicago, IL 60660**, for and in consideration of **TEN AND 00/100THS (\$10.00) DOLLARS** and other good and valuable consideration in hand paid, and pursuant to the power and authority vested in the Grantor(s) as Trustee, **CONVEY(S) AND OUI CLAIM(S) to Tazio Grivetti and Katie J. Grivetti, Husband and Wife, of Peoria, IL, to have and to hold as Joint Tenants, all interest in the following described real estate, situated in Cook County, State of Illinois, to wit:**

SEE ATTACHED LEGAL DESCRIPTION

Permanent Index Number(s): **14-05-203-012-1063**
Property Address: **6325 N. Sheridan Rd, Unit 1304, Chicago, IL 60660**

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

Subject, however to general real estate taxes not due and payable at time of closing; special assessments confirmed after Contract date; building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances; easements for public utilities; drainage ditches, feeders, laterals and drain tile, pipe or other conduit.

22010477NP
CT.DNP.LAO
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Dated this 23rd day of January, 2023.

Richard W. Kuhn

Richard W. Kuhn, Successor Trustee of the Daniel J. Kuhn Trust dated November 8, 2013

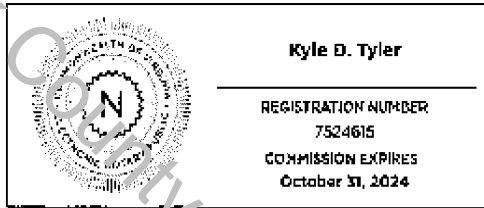
STATE OF Virginia)
) SS.
COUNTY OF Loudoun)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that **Richard W. Kuhn, Successor Trustee of the Daniel J. Kuhn Trust dated November 8, 2013**, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act for the uses and purposes set forth therein.

Given under my hand and notarial seal, this 23rd day of January, 2023.

Kyle D. Tyler

Notary Public



PREPARED BY:

Leonard M. Monson
Attorney at Law
552 S. Washington, Suite 100
Naperville, IL 60540

Notarized online using audio-video communication

COOK COUNTY Clerk's Office

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LEGAL DESCRIPTION

Order No.: 22010477NP

For APN/Parcel ID(s): 14-05-203-012-1068

UNIT NO. 1304 IN THE SHERIDAN POINT CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARTS OF LOTS 7 AND 8 IN BLOCK 1 IN COCHRAN'S SECOND ADDITION TO EDGEWATER, A SUBDIVISION IN THE EAST FRACTIONAL 1/2 OF SECTION 5, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ALSO PART OF THE LAND LYING EASTERLY OF AND ADJOINING SAID PARTS OF LOTS 7 AND 8;

WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED AS DOCUMENT NUMBER 25149443; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office