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Chicago Title

230750819628 UW

TRUSTEE'S DEED

Doc#: 2315740022 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/06/2023 09:38 AM Pg: 1 of 3

Dec ID 20230601636952
ST/CO Stamp 0-738-515-664 ST Tax \$247.50 CO Tax \$123.75

1 of 2

THIS INDENTURE Made this 24th day of May 2023, between **OLD NATIONAL BANK**, Joliet, Illinois, as Trustee or successor Trustee under the provision of a deed or deeds in trust, duly recorded and delivered to said Bank in pursuance of a trust agreement dated the 17th day of November 2005 and known as Trust Number 7311 party of the first part and

LEAH B. MIONI of **11272 Cedarwood Ct, Frankfort, IL 60423**, party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of TEN and no/100, (\$10.00) Dollars and other good and valuable considerations in hand paid, does hereby convey, and quit claim unto said parties of the second part, all interest in the following described real estate, situated in **COOK** County, Illinois, to-wit:

Legal Description attached hereto and made a part hereof

PROPERTY ADDRESS: 7933 Golf Dr. Unit ^W ~~B~~ ^{1B}, Palos Heights, IL 60463

PERMANENT INDEX NUMBER: 23-36-303-143-1002

together with the tenement and appurtenances thereunto belonging.

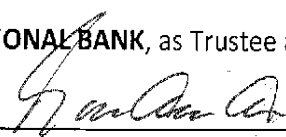
TO HAVE AND TO HOLD the same unto said parties of the second part and to the proper use, benefit and behoof of said parties of the second part forever.

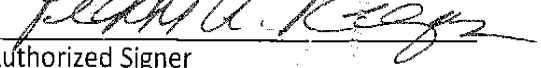
Subject to: Liens, encumbrances, easements, covenants, conditions, and restrictions of record, if any; general real estate taxes for the year 2022 and subsequent; and

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. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money and remaining unreleased at the date of the delivery hereof.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Trust Officer and attested by its Authorized Signer, the day and year first above written.

OLD NATIONAL BANK, as Trustee as aforesaid,

By: 
Trust Officer

Attest: 
Authorized Signer

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STATE OF ILLINOIS,

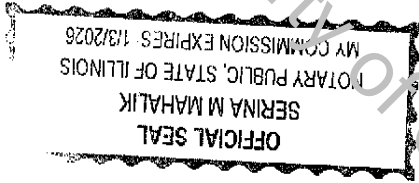
Ss:

COUNTY OF Will

I, the undersigned, a Notary Public in and for said County, in the State aforementioned DO HEREBY CERTIFY that Rosa Arias Angeles, Trust Officer of **OLD NATIONAL BANK**, Joliet, Illinois and Peggy A. Regas, the attesting Authorized Signer thereof, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Trust Officer and the attesting Authorized Signer respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth; and the said attesting Authorized Signer did also then and there acknowledge that she as custodian of the corporate seal of said Bank did affix the said corporate seal of said Bank to said instrument as her own free and voluntary act, and as the free and voluntary act of said Bank for the uses and purposes therein set forth.

GIVEN under my hand and seal this 24th day of May 2023.

Serina M. Mahalik
Notary Public.



THIS INSTRUMENT WAS PREPARED BY:

Serina Mahalik
Old National Bank – Wealth Management
2801 W. Jefferson St.
Joliet, IL 60435

MAIL TAX BILL TO:

Leah Mioni
7933 Golf Dr. - Unit B
Palos Heights, IL 60463

AFTER RECORDING

MAIL THIS INSTRUMENT TO:

Zac Law P.C.
2700 S. River Road – Suite 308
Des Plaines, IL 60018



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LEGAL DESCRIPTION:

PARCEL 1:

UNIT "7933-1- B" AS DELINEATED ON SURVEY OF CERTAIN LOTS OR PARTS THEREOF IN BURNSIDE'S OAK HILL COUNTRY VILLAGE SUBDIVISION UNIT 1, BEING A SUBDIVISION OF PART OF THE NORTH 985 FEET OF THE SOUTHWEST 1/4 OF SECTION 36, TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, (HEREINAFTER REFERRED TO AS "PARCEL"),

WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO DECLARATION OF CONDOMINIUM MADE BY BURNSIDE CORPORATION (CORPORATION OF ILLINOIS) RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 23684699 AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY)

PARCEL 2:

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF EASEMENTS MADE BY BURNSIDE CONSTRUCTION COMPANY (CORPORATION OF ILLINOIS) DATED OCTOBER 1, 1976 AND RECORDED OCTOBER 25, 1976 AS DOCUMENT NUMBER 23684698 AND CREATED BY THE MORTGAGE FROM CHICAGO TITLE AND TRUST COMPANY, TRUST NUMBER 59990 TO ECONOMY SAVINGS AND LOAN ASSOCIATION DATED NOVEMBER 22, 1977 AND RECORDED DECEMBER 13, 1977 AS DOCUMENT NUMBER 24254491 AND AS CREATED BY DEED FROM BURNSIDE CONSTRUCTION COMPANY TO MARY A. MALONEY DATED NOVEMBER 22, 1977 AND RECORDED DECEMBER 13, 1977 AS DOCUMENT NUMBER 24234488 FOR INGRESS AND EGRESS, IN COOK COUNTY, ILLINOIS.