

UNOFFICIAL COPY

TRUSTEE'S DEED Statutory (ILLINOIS)

Doc#: 2325546122 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/12/2023 09:51 AM Pg: 1 of 2

Dec ID 20230801609325
ST/CO Stamp 1-923-452-368 ST Tax \$525.00 CO Tax \$262.50

FIRST AMERICAN TITLE
FILE # AF1037206

Above Space for Recorder's Use Only

This Agreement made this 27TH day of August, 2023, between **DALE G. LEIBFORTH**, as Successor Trustee under the Declaration of Trust of Terese M. Savage dated October 7, 2002, Grantor and

2109B SHERMAN LLC, an Illinois Limited Liability Company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, having its principal office at 2109 Sherman Avenue, Evanston, Illinois 60201, **Grantee**, the following described Real Estate situated in the County of Cook, and State of Illinois, to wit:

WITNESSETH: The Grantor in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor as said Successor Trustee and of every other power and authority the Grantor hereunto enabling, does hereby convey and warrant unto the Grantee, in fee simple, the following:

PARCEL I:

THE SOUTH 23.04 FEET OF THE NORTH 61.16 FEET OF THE EAST 61.50 FEET OF THE WEST 140 FEET OF LOT 1 OF ALFINI'S CONSOLIDATION OF LOTS 15 AND 16 IN GAFFIELD'S SUBDIVISION OF THE EAST 512 FEET OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

ALSO

PARCEL II: PARKING AREA 2109 "B-P" BEING THE SOUTH 9.01 FEET OF THE NORTH 62.05 FEET OF THE EAST 26.00 FEET OF LOT 1 IN AFORESAID SUBDIVISION.

ALSO

PARCEL III:

EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE AS DEFINED IN THE DECLARATION RECORDED SEPTEMBER 14, 1972 AS DOCUMENT NUMBER 22050981, IN COOK COUNTY, ILLINOIS.

together with the tenements, hereditament and appurtenances thereunto belonging or in any wise appertaining.

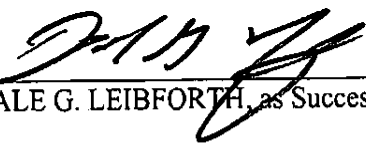
Subject to covenants, conditions, and restrictions of record, public and utility easements, general real estate taxes for the year 2022 and subsequent years.

Permanent Real Estate Index Number(s): **11-07-122-064-0000**

Address(es) of real estate: **2109 Sherman, Unit B, Evanston, Illinois 60201**

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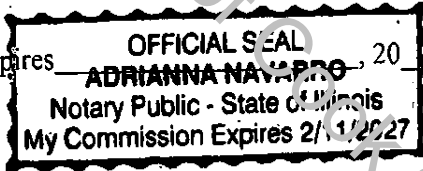
IN WITNESS WHEREOF, the Grantor, as Successor Trustee as aforesaid, has hereunto set his hand and seal the day and year first above written.

 (SEAL)
DALE G. LEIBFORTH, as Successor Trustee

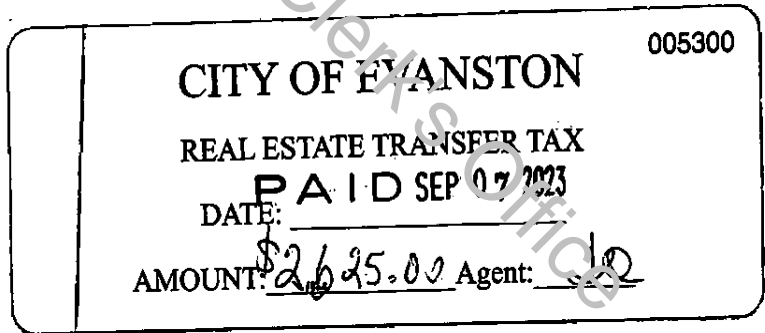
State of Illinois, County of Cook, ss. I, the undersigned, a Notary Public in and for said county, in the State aforesaid, DO HEREBY CERTIFY that **DALE G. LEIBFORTH, as Successor Trustee under the Declaration of Trust of Terese M. Savage dated October 7, 2002**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free voluntary act as such trustee, for the uses and purposes therein set forth.

Given under my hand and official seal, this 27th day of August, 2023.

Commission expires




NOTARY PUBLIC



This instrument was prepared by: Stephen P. Di Silvestro
5231 N. Harlem Avenue, Chicago, Illinois 60656

MAIL TO:
MICHAEL SAMUELS
ATTORNEY AT LAW
420 LAKE COOK ROAD, SUITE 102
DEERFIELD, ILLINOIS 60015

SEND SUBSEQUENT TAX BILLS TO:
2109B SHERMAN LLC
~~2109 SHERMAN AVENUE~~
~~EVANSTON, ILLINOIS 60201~~
10910 Brooktrail Court
St. Louis, mo 63141