

UNOFFICIAL COPY

TRUSTEE'S DEED

Doc#: 2326913328 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/26/2023 01:24 PM Pg: 1 of 2

Dec ID 20230901633950
ST/CO Stamp 2-061-075-408 ST Tax \$80.00 CO Tax \$40.00

THIS INDENTURE, dated September 20, 2023, between **VICTORIA M. KUCHOWICZ**, as Trustee, and **ROBERT M. KUCHOWICZ**, as Co-Trustee, duly authorized to accept and execute trusts with the State of Illinois, not personally but as Trustees under the provisions of a deed or deeds in trust duly recorded and delivered to said Trustee pursuant to a certain Trust Agreement known as the **VICTORIA M. KUCHOWICZ TRUST DATED SEPTEMBER 14, 2000**, party of the first part, and **LAWRENCE NOHR**, a single man, of 950 E. Wilmette Rd. Unit 408, Palatine, IL 60074, party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of TEN (\$10.00) Dollars and other good and valuable consideration in hand paid, does hereby conveys and warrants unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to-wit:

UNIT 408 IN THE WILLOW CREEK NUMBER 7 AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 8 TOGETHER WITH THAT PART OF LOT 7 DESCRIBED AS FOLLOWS:: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 7 . THENCE EASTERLY ALONG THE SOUTHERLY LINE OF LOT 7 FOR 200 FEET, THENCE NORTHWESTERLY 187.68 FEET MORE OR LESS , TO A POINT IN THE WESTERLY LINE OF LOT 7 THAT IS 30 FEET NORTHEASTERLY OF THE SOUTHWEST CORNER OF LOT 7 AS MEASURED ALONG SAID WESTERLY LINE OF LOT 7, THENCE SOUTHWESTERLY ALONG THE SOUTHWEST LINE OF LOT 7 FOR 30 FEET TO THE POINT OF BEGINNING IN WILLOW CREEK APARTMENT ADDITION, BEING A RESUBDIVISION OF PART OF WILLOW CREEK A SUBDIVISION OF PART OF SECTION 24. TOWNSHIP 42 NORTH. RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN. (EXCEPT THAT PART THEREOF LYING WITHIN THE INGRESS AND EGRESS EASEMENT AS SHOWN ON THE PLAT OF WILLOW CREEK APARTMENT ADDITION) EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM REGISTERED WITH THE REGISTRAR OF TITLES FILED AS DOCUMENT NUMBER LR 3238055. AS AMENDED FROM TIME TO TIME. TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Permanent Real Estate Index Number(s): 02-24-105-021-1095

Address of Real Estate: 950 E. Wilmette Rd Unit 408, Palatine, Illinois 60074

Together with the tenements and appurtenances thereunto belonging.

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

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 terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above-mentioned, and of every other power and authority thereunto enabling. This deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

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IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to these presents the day and year first above written.

VICTORIA M. KUCHOWICZ

ROBERT M. KUCHOWICZ

Victoria M. Kuchowicz
By: Victoria M. Kuchowicz, Trustee

Robert M. Kuchowicz
By: Robert M. Kuchowicz, Co-Trustee

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Victoria M. Kuchowicz, Trustee, and Robert M. Kuchowicz, Co-Trustee, personally known to me to be the persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed, and delivered the said instrument as their 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 official seal, this 20th day of September, 2023



[Signature]

(Notary Public)

Prepared By:
David L. Gripman
Goldman Chase Law LLC
6321 Dempster St. #220
Morton Grove, IL 60053

Mail To:
Lawrence Nohr
950 E. Wilmette Rd Unit 408
Palatine, IL 60074

Name and Address of Taxpayer/Address of Property:
Lawrence Nohr
950 E. Wilmette Rd Unit 408
Palatine, IL 60074