

CT: 23GST175436PK

TRUSTEES DEED

Doc#. 2330506375 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 11/01/2023 02:38 PM Pg: 1 of 2

Dec ID 20231001657153  
ST/CO Stamp 0-477-726-672 ST Tax \$700.00 CO Tax \$350.00

Chicago Title

THIS INDENTURE made this 24 day of October, 2023, by Karen A. DeSelm, as trustee of the Karen A. DeSelm Family Trust dated August 17, 2020 and any amendments thereto, party of the first part, and John Nader and Melissa McIntyre, party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of Ten and 00/100 (\$10.00) Dollars and other good and valuable consideration in hand paid, does hereby grant, sell and convey unto said party of the second part, not as tenants in common, nor in Joint Tenancy, but as Tenants By the Entirety, the following described real estate, situated in Cook County, Illinois, to-wit:

Lot 2 of the Atkins Subdivision, being a Resubdivision of Lot 31 in Martinek's Subdivision of part of Section 4, Township 40 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

PERMANENT INDEX NUMBER: 12-04-216-021-0000

STREET ADDRESS: 6025 Scott St Unit 1, Rosemont, IL 60018

SUBJECT TO general real estate taxes for the year 2022 and subsequent years; building setback lines, easements for public utilities; covenants and restrictions of record; 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, benefit and behoof, forever, of said party of the second part forever.

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 and pursuant to the Trust Agreement above mentioned.

# UNOFFICIAL COPY

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

BY: Karen A. DeSelm

Karen A. DeSelm, as trustee of the Karen A. DeSelm Family Trust dated August 17, 2020

STATE OF ILLINOIS )  
  )     SS  
COUNTY OF COOK    )



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that *Karen A. DeSelm*, 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 she signed, sealed and delivered the said instrument as her 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 24<sup>th</sup> day of October, 2023.

Michael I. Ponticelli  
Notary Public

PREPARED BY: Frank J. Ponticelli, Esq., Ponticelli & Vito, 1480 Renaissance Dr., #209, Park Ridge, IL 60068

RETURN DEED TO:  
John Nader  
Melissa McIntyre  
6025 Scott St Unit 11  
Rosemont, IL 60018

SEND SUBSEQUENT TAX BILLS TO:  
John Nader  
Melissa McIntyre  
6025 Scott St Unit 11  
Rosemont, IL 60018

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