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Doc# 2404606306 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/15/2024 02:11 PM Pg: 1 of 4

TRUSTEE'S DEED IN TRUST Statutory (Illinois)

Dec ID 20240201632411
ST/CO Stamp 0-350-192-176 ST Tax \$369.00 CO Tax \$184.50

THIS INDENTURE, made this 1st day of February, 2024, between GRANTORS, **Bradley Alan Wilson**, as successor trustee of the **James Alan and Diana Baldwin Wilson Declaration of Trust dated January 2, 1996** of the City of Chicago, State of Illinois,

WITNESSETH THE GRANTOR(S) in consideration of the sum of Ten and 00/100 (\$10.00) and other good and valuable consideration in hand paid, the receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor(s) **Bradley Alan Wilson, as successor trustee of the James Alan and Diana Baldwin Wilson Declaration of Trust dated January 2, 1996** and of every other power and authority the GRANTOR(S) hereunto enabling, do/does hereby CONVEY and QUIT CLAIM unto the GRANTEE(S), **106 W Lake St LLC, an Illinois LLC** in fee simple, the following described Real Estate situated in the County of Cook, State of Illinois, to wit: 130 W Lake St, Barrington, IL 60010

SEE ATTACHED LEGAL DESCRIPTION

Permanent Real Estate Tax Index Number: 01-01-209-009-0000
Address of Real Estate: 825 Warwick Ave, Barrington, IL 60010

Subject to: Real estates taxes for the current year and subsequent years; covenants, conditions, restrictions and easements apparent or of record; public and utility easements; all applicable zoning laws and ordinances; public roads and highways, if any; and, party wall rights and agreements, if any.

This deed is executed pursuant to and in 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.

DATED this 1 day of February, 2024

Brad Wilson

(SEAL)

(SEAL)

0024001280

10/1

FIDELITY NATIONAL TITLE

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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that

Bradley Alan Wilson, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, not individually, but as Trustee(s) pursuant to the terms of the Trust Agreement aforesaid, as his/her/their free and voluntary act for the uses and purposes therein set forth, and that he has warranted that he has authority under said Trust Agreement to execute and deliver the foregoing instrument.

WITNESS my hand and official seal this 1st day of February, 2024

M. Espadas
NOTARY PUBLIC



Prepared by: Yovius Law Group, 7106 W. Lake St
Ste 50
Palos Heights, IL 60463

GRANTEE'S ADDRESS

MAIL TO:
Jeffrey Marks
3350 Salt Creek Ln #105
Arlington Heights IL 60005

SEND SUBSEQUENT TAX BILLS TO:
106 W. Lake St LLC
130 W Lake St
Barrington IL 60010

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EXHIBIT A

Order No.: OC24001280

For APN/Parcel ID(s): 01-01-209-009-0000

For Tax Map ID(s): 01-01-209-009-0000

LOT 1 IN BLOCK 5 IN ARTHUR T. MCINTOSH AND COMPANY'S MAIN STREET ADDITION TO BARRINGTON, A SUBDIVISION OF PART OF LOT 2 IN COUNTY CLERK'S DIVISION OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 42 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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REAL ESTATE TRANSFER TAX

13-Feb-2024



COUNTY:	184.50
ILLINOIS:	369.00
TOTAL:	553.50

01-01-209-009-0000

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