

# UNOFFICIAL COPY

## Trustee's Deed

Doc#: 2408602289 Fee: \$107.00

KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

Date 3/26/2024 12:20 PM Pg: 1 of 3

Dec ID 20240201644103

ST/Co Stamp 1-023-198-768 ST Tax \$206.50 CO Tax \$103.25

THE GRANTOR, Phyllis Berman, as Trustee of the Survivor's Trust dated November 29, 1979, as amended and completely restated on August 29, 1990 by the second amendment thereto, and known as the Joseph Jerry and Phyllis Berman Family Trust, of Los Angeles, California, for and in consideration of Ten (\$10.00) Dollars and other good and valuable consideration in hand paid, CONVEY AND WARRANT to CAROLINA A. PIMENTEL, a married woman of 416 Sherman Avenue, Chicago, IL 60618, the following described Real Estate situated in the County of Cook and the State of Illinois, to wit:

PIMENTEL

See attached Legal Description.

Permanent Real Estate Index Number: 09-10-401-100-1425

Address of Real Estate: 9731 North Fox Glen Drive, Unit 4M, Niles, Illinois 60714

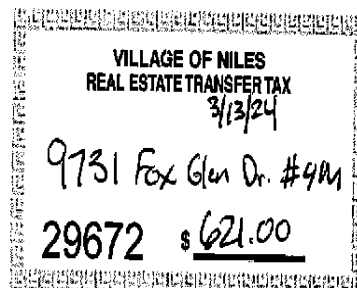
Subject to: Covenants, conditions and restrictions of record, public and utility easements and roads and highways, and general real estate taxes for 2023 and 2024.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

24-97971

1/2

PROPER TITLE, LLC



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In Witness Whereof, said Grantor has caused her name to be signed to these presents on this 4<sup>th</sup> day of March, 2024.

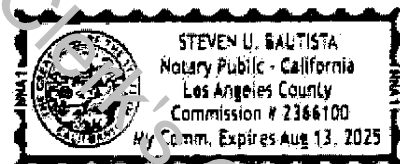
Phyllis Berman  
Phyllis Berman, as Trustee of the Survivor's Trust dated November 29, 1979, as amended and completely restated on August 29, 1990 by the second amendment thereto, and known as the Joseph Jerry and Phyllis Berman Family Trust

STATE OF California )  
COUNTY OF Los Angeles )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Phyllis Berman, as trustee aforesaid, 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 and delivered the said instrument as her own 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 4<sup>th</sup> day of March, 2024.

Steven U. Baltista  
Notary Public



**AFTER RECORDING, RETURN TO:**

Carolina A. Pimentel  
9731 N. Fox Glen Drive, Unit 4M  
Mesa, IL 60714

Grantor Address  
**Send subsequent tax bills to:**

Carolina A. Pimentel  
9731 N. Fox Glen Dr., Unit 4M  
Mesa, IL 60714

This Deed was prepared by: Winand & Loudenslagel Law Group LLC, 800 Waukegan Road, Suite 201, Glenview, Illinois 60025 (847.724.5151)

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## Exhibit A

Unit number 9731-4M in Terrace Square Condominium, as delineated on a survey of the following described real estate: Part of the West 1/2 of the Southeast 1/4 of Section 10, Township 41 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois;  
Which survey is attached as exhibit "A" to the Declaration of Condominium recorded as document number 25132652; together with its undivided percentage interest in the common elements.

Property of Cook County Clerk's Office