

24ST00745 NB 114



TRUSTEE'S DEED
Statutory (Illinois)

MAIL TO:

Heather J. Rose
141 Revere Drive
Northbrook, IL 60062

NAME & ADDRESS OF TAXPAYER:

Christian Albert Scharen and Pierrette
Comulada
233 E 13th Street, Unit 1303
Chicago, IL 60605

Doc#: 2419024318 Fee: \$107.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
Date 7/8/2024 11:40 AM Pg: 1 of 3

Dec ID 20240601618479
ST/Co Stamp 1-106-940-720 ST Tax \$600.00 CO Tax \$300.00
City Stamp 0-166-319-472 City Tax \$6,300.00

RECORDER'S STAMP

THE GRANTORS, KARIN L. MAGNUSON AS TRUSTEE OF THE CAROLE L. MAGNUSON REVOCABLE TRUST DATED JUNE 8, 1989, of Chicago, Illinois, and KARIN L. MAGNUSON AS TRUSTEE OF THE BRUCE R. MAGNUSON REVOCABLE TRUST DATED JUNE 8, 1989, of Chicago, Illinois, for and in consideration of Ten and No/100 (\$10.00) DOLLARS and other good and valuable considerations in hand paid, and in pursuance of the power and authority vested in the Grantors as said Trustees and of every other power and authority, CONVEY AND WARRANT to CHRISTIAN ALBERT SCHAREN and PIERRETTE COMULADA, Husband and Wife, as Tenants by the Entirety, of Chicago, Illinois, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF.

Subject to general real estate taxes not due and payable at the time of Closing; covenants, conditions and restrictions of record; and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.

Permanent Index Numbers: 17-22-110-119-1088; 17-22-110-119-1344
Property Address: 233 E. 13th Street, Unit 1303 and GU140, Chicago, IL 60605

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

DATED this 26th day of June, 2024

CAROLE L. MAGNUSON REVOCABLE TRUST
DATED JUNE 8, 1989

By: Karin L. Magnuson, TRUSTEE
Karin L. Magnuson, Trustee

BRUCE R. MAGNUSON REVOCABLE
TRUST DATED JUNE 8, 1989

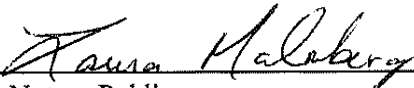
By: Karin L. Magnuson, TRUSTEE
Karin L. Magnuson, Trustee

UNOFFICIAL COPY

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 Karin L. Magnuson, as Trustee of the Carole L. Magnuson Revocable Trust dated June 8, 1989 and Karin L. Magnuson, as Trustee of the Bruce R. Magnuson Revocable Trust dated June 8, 1989 , 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, as such Trustee, 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 26th day of June, 2024



Notary Public



NAME AND ADDRESS OF PREPARER:

Heather J. Rose
Papanek Rose & Associates
141 Revere Drive
Northbrook, IL 60062

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LEGAL DESCRIPTION

Order No.: 24ST00745NB

For APN/Parcel ID(s): 17-22-110-119-1088 and 17-22-110-119-1344

PARCEL 1: UNITS 1303 AND GU-140, IN THE MUSEUM POINTE CONDOMINIUMS, AS DELINEATED ON A SURVEY OF PART OF OUTLOT 2, PART OF OUTLOT 4, AND PART OF LOT 50 IN MUSEUM PARK SUBDIVISION IN FRACTIONAL SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 15, 2004 AS DOCUMENT 043519027, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S-88, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION, AFORESAID.

Property of Cook County Clerk's Office