

UNOFFICIAL COPY

00340032

2004/09/30 11:31:40
Cook County Recorder 47.50



00340032

TRUSTEE'S

DEED

(The Above Space For Recorder's Use Only)

WHEREAS in order to avoid the confusion of multiple owners I on behalf of Julie A. Geshay, David E. Sohn, Jonathan W. Sohn,, Kenneth E. Sohn, and Kevin B. Sohn (hereinafter the "Beneficial Owners") took title to the property described herein, and

WHEREAS I took title with the understanding that the Beneficial Owners would pay all of the purchase price including all amounts due under any mortgage they directed me to obtain, and all other expenses or liabilities with respect to the property, and

WHEREAS I agreed that if they performed as stated above I would take such actions with respect to the property as they directed, and

WHEREAS They have performed as stated above and they have now directed that I convey the property to Birchwood Real Estate, LLC.

I, **Ronald J. Sohn**, of 2044 West Birchwood, Chicago, Illinois do now convey, set over and assign all rights title and interest to:

Birchwood Real Estate, LLC of 1316 Maple Avenue, Wilmette, Illinois

(NAMES AND ADDRESS OF GRANTEES)

in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: (See reverse side for legal description.) **TO HAVE AND TO HOLD** said premises forever.

SUBJECT TO: General taxes for 1999 and subsequent years, and

The mortgage of Chase Manhattan Mortgage Corporation recorded as document # 99517402

Permanent Index Number (PIN): **11-30-309-019-0000**

Address(es) of Real Estate: **2044 West Birchwood, Chicago, Illinois**

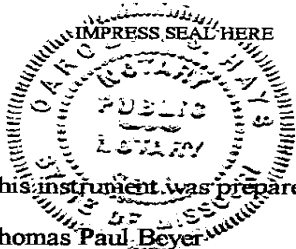
DATED this 30 day of September, 1999

Ronald J. Sohn

Ronald J. Sohn

State of ~~Illinois~~ *Missouri*
) SS.
County of ~~Cook~~ *Jackson*

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **DO HEREBY CERTIFY** that, **Ronald J. Sohn** personally known to me to be the same persons whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free, willing and voluntary act, for the uses and purposes therein set forth.



Given under my hand and official seal,
this 30 day of September 1999
My Commission expires _____

CAROLYN S. HAYS
Notary Public - State of Missouri
Jackson County
My Commission Expires: April 3, 2000

Carolyn S. Hays

NOTARY PUBLIC

This instrument was prepared by:

Thomas Paul Beyer
205 S. Catherine Ave.
La Grange, IL 60525

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Legal Description

of the premises commonly known as: 2044 West Birchwood, Illinois

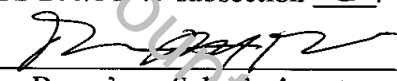
****LOT 14 IN BIRCHWOOD AVENUE ADDITION TO ROGERS PARK, BEING A SUBDIVISION OF LOT 4 IN PARTITION OF LOTS 1, 10 AND 11 IN ASSESSORS' DIVISION OF PART OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.****

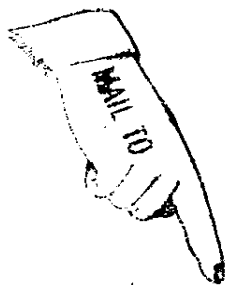
00340032

TRANSFER TAX EXEMPTION

This transfer is exempt from real estate transfer taxes under 35 ILCS 200/21-45 subsection e.

Date: 5-12-00


Buyer's or Seller's Agent



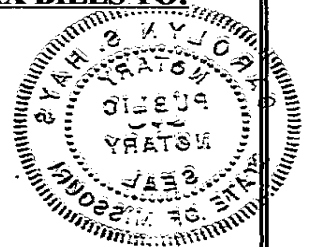
MAIL TO:

Thomas Paul Beyer
205 South Catherine Avenue
La Grange, Illinois 60525

SEND SUBSEQUENT TAX BILLS TO:

Birchwood Real Estate, LLC
1316 Maple Avenue
Wilmette, Illinois

OR PLACE IN RECORDER'S BOX NO. _____



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STATEMENT BY GRANTOR AND GRANTEE

00340033

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated March 31, 2000 19__

Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said _____ this ____ day of _____, 19__.

[Signature]
Notary Public



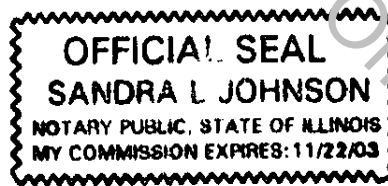
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or a foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated March 31, 2000 19__

Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said _____ this ____ day of _____, 19__.

[Signature]
Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)