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THIS INSTRUMENT PREPARED BY:

Gregory A. Thorpe, Esq.
Kubasiak, Fylstra, Reizen & Rotunno, P.C.
20 South Clark Street
Suite 2900
Chicago, Illinois 60603

① CASE # 04-0591

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Doc#: 0424019034
Eugene "Gene" Moore Fee: \$28.50
Cook County Recorder of Deeds
Date: 08/27/2004 11:06 AM Pg: 1 of 3

TRUSTEE'S DEED

THIS TRUSTEE'S DEED is made as of the 20th day of August, 2004, *restated July 19, 2004* between James F. Blinder, as Trustee of the James F. Blinder Trust dated December 18, 1992, as Grantor, and Martin B. Zells, of 20 North Wacker Drive, #2610, Chicago, Illinois 60606, as Grantee.

Grantor, in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt of which is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor as Trustee does hereby convey and quitclaim unto the Grantee, Martin B. Zells, in fee simple, the following described real estate, situated in the County of Cook and State of Illinois, to wit:

See legal description attached here to

together with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining.

SUBJECT TO: Real estate taxes for the year 2003, second installment; all conditions, covenants and restrictions of record; and public and utility easements.

This Deed is executed by the party of the first part, as Trustee, as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in Trustee by the terms of the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling.

IN WITNESS WHEREOF, the Grantor, as Trustee as aforesaid, has executed this Trustee's Deed as of the day and year first above written.

City of Chicago
Dept. of Revenue
350527



Real Estate
Transfer Stamp
\$2,775.00

08/27/2004 10:42 Batch 14398 24

James F. Blinder Trust dated December 18, 1992, *restated July 19, 2004*

By: *James F. Blinder*
James F. Blinder, Trustee

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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

restated July 14, 2004

I, the undersigned, a Notary Public in and for said County and State aforementioned, DO HEREBY CERTIFY that James F. Blinder, Trustee of the James F. Blinder Trust dated December 18, 1992, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Trustee, appeared before me this day in person and acknowledged that he signed and delivered said instrument as his own free and voluntary act, as Trustee for the uses and purposes therein set forth.

GIVEN under my hand and seal this 20th day of August, 2004.

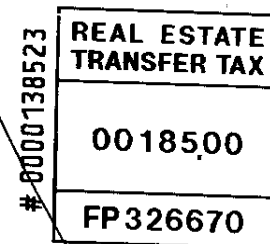
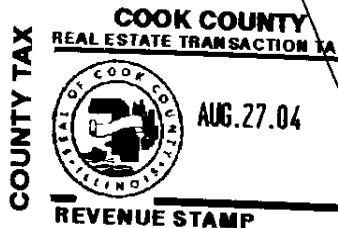
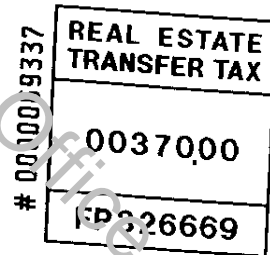
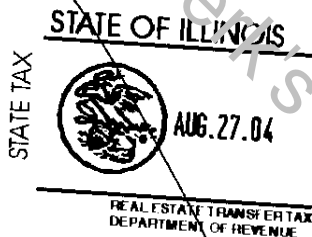
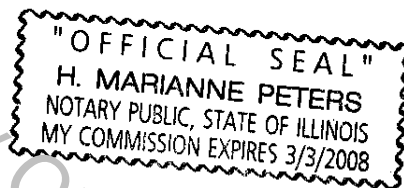
H. Marianne Peters
Notary Public

AFTER RECORDING MAIL
THIS INSTRUMENT TO:

Martin B. Zells
Law Offices of Martin B. Zells
20 North Wacker Drive
Suite 2610
Chicago, Illinois 60606

SEND SUBSEQUENT TAX BILLS TO:

Martin B. Zells
Law Offices of Martin B. Zells
20 North Wacker Drive
Suite 2610
Chicago, Illinois 60606



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LEGAL DESCRIPTION

UNIT 1501 AND P-203 IN THE BRISTOL CONDOMINIUM AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOTS 1, 2, 3 AND THE NORTH 13 FEET OF LOT 4, THE SAID NORTH 13 FEET OF LOT 4, BEING MEASURED ALONG A LINE EXTENDED SOUTHWARDLY FROM AND RIGHT ANGLES TO THE NORTH LINE OF SAID LOT 4 IN THE SUBDIVISION OF BLOCK 14 IN CANAL TRUSTEES' SUBDIVISION OF THE SOUTH FRACTIONAL QUARTER OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 29, 1999 AS DOCUMENT NUMBER 09204946, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

COMMONLY KNOWN AS: 57 East Delaware, Unit 1501 and PS 203, Chicago, Illinois 60611
Permanent Index Numbers: 17-03-217-015-1032 and 17-03-217-015-1382