

PTC 33872-148

UNOFFICIAL COPY

TRUSTEE'S DEED  
(Illinois)

MAIL TO: Maureen Pikarski  
25 E Washington Street  
Suite 1000  
Chicago, IL 60602

NAME & ADDRESS OF  
TAXPAYER:  
Justin O. Fox  
2015 N. Racine  
Chicago, Illinois 60614



Doc#: 0425305172  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 09/09/2004 11:28 AM Pg: 1 of 3

RECORDER'S STAMP

THE GRANTORS, ROBERT M. SCHMITT and HELEN G. SCHMITT, as Co-Trustees under the provisions of a Trust Agreement dated the 17<sup>th</sup> day of October, 2000, and known as the Schmitt Family Trust, and in consideration of TEN and 00/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid, and in pursuance of the power and authority vested in the Grantors as said Co-Trustees and every other power and authority, the Grantors do hereby CONVEY AND WARRANT unto FOX PROPERTY DEVELOPMENT LLC, an Illinois Limited Liability Company, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

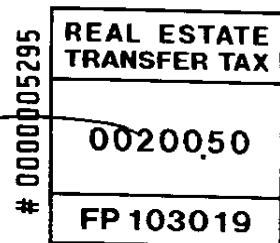
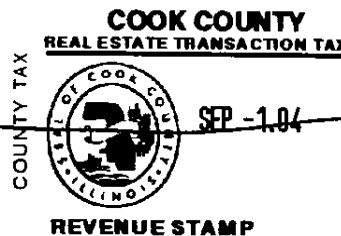
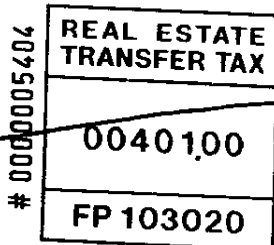
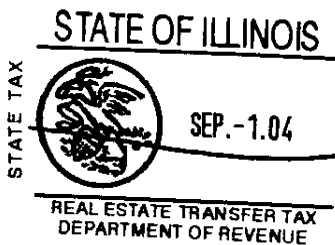
SEE ATTACHED EXHIBIT A

Permanent Index Number(s): 14-32-423-008-0000

Commonly Known as: 1715 N. Sheffield Street, Chicago, Illinois 60614

Subject to covenants, conditions, and restrictions of record, building lines and easements, if any, existing leases and tenancies, general real estate taxes for the year 2003 and subsequent years, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, TO HAVE AND TO HOLD said premises forever.

Dated this 14<sup>th</sup> day of August, 2004.



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*Helene G. Schmitt*

HELEN G. SCHMITT, as Co-Trustee aforesaid

*Robert M. Schmitt*

ROBERT M. SCHMITT, as Co-Trustee aforesaid

STATE OF ILLINOIS     )  
  ) SS  
COUNTY OF COOK     )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT ROBERT M. SCHMITT and HELEN G. SCHMITT, as co-Trustees, whose names are subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act and deed as such Trustees, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 14<sup>th</sup> day of August, 2004.



*Deborah L. Mahoney*  
NOTARY PUBLIC  
My commission expires:

Name and Address of Preparer: Deborah L. Mahoney, Despres, Schwartz & Geoghegan, 77 West Washington Street, Suite 711, Chicago, Illinois 60602.

City of Chicago  
Dept. of Revenue  
351113  
09/02/2004 10:26 Batch 11856 17



Real Estate  
Transfer Stamp  
\$3,007.50

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## EXHIBIT A

**Property Address:** 1715 N. SHEFFIELD,  
CHICAGO IL 60614

**Legal Description:**

LOT 77 IN F.H. WINSTON'S SUBDIVISION OF BLOCK 7 IN SHEFFIELD'S ADDITION TO CHICAGO IN SECTION 32, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**Permanent Index No.:** 14-32-423-008