

UNOFFICIAL COPY

EXECUTOR'S DEED

THIS DEED, made this 28 day of December, 2004, between Michael I. Malnekoff, of 760 Market Street, Unit 950, City of San Francisco, State of California and Peter J. Malnekoff, of 1120 West Montana, City of Chicago, State of Illinois as Independent Co-Executors of the ESTATE OF ADELINE MALNEKOFF, DECEASED, hereinafter referred to as Grantors, and Satyawan Nanda, hereinafter referred to as Grantee:



Doc#: 0503133093
 Eugene "Gene" Moore Fee: \$30.00
 Cook County Recorder of Deeds
 Date: 01/31/2005 09:09 AM Pg: 1 of 4

and Brandi Nanda, as Tenants by the Entirety

WHEREAS, Grantors were duly appointed Independent Co-Executors of the Estate of Adeline Malnekoff, Deceased, by the Circuit Court of Cook County, on the 31st day of October, 2003, in Case Number 03 P 8126, and have duly qualified as such Independent Co-Executors and said Letters of Office are now in full force and effect.

NOW, THEREFORE, this DEED witnesses that Grantors, in consideration of the premises and the sum of FOUR HUNDRED SEVENTY FIVE THOUSAND AND NO/100 DOLLARS (\$475,000.00) to them in hand paid by Grantee, the receipt whereof is hereby acknowledged, does GRANT, SELL AND CONVEY to Grantee, all the following-described real estate situated in the County of Cook and State of Illinois, and known and described as follows, namely:

See attached Exhibit "A"

Permanent Index Number (PIN): 17-03-220-020-1532

Address of Real Estate: 175 East Delaware, Unit 7611, Chicago, Illinois 60611

subject to the following: 2004 general real estate taxes not yet due and payable to at the time of closing, covenants, conditions, and restrictions of record, building line and easements, and Declaration Condominium recorded 08-10-1973 as document number 22434263 ; and the Condominium Act.

TOGETHER WITH ALL right, title, and interest whatsoever, at law or in equity of said Adeline Malnekoff, Deceased, in and to the premises.

FIRST AMERICAN TITLE order # 1014099

TO HAVE and TO HOLD same unto said Grantee, her heirs and assigns forever.

IN WITNESS WHEREOF, Grantors, as Independent Co-Executors aforesaid, have hereunto set his hand the day and year first above written.

X *Michael I. Malnekoff*

Michael I. Malnekoff, not personally but as one of the Independent Co-Executors of the Estate of Adeline Malnekoff, Deceased

X *Peter J. Malnekoff*

Peter J. Malnekoff, not personally but as one of the Independent Co-Executors of the Estate of Adeline Malnekoff, Deceased (see attached ("Exhibit "B"))

1002

4K2Y

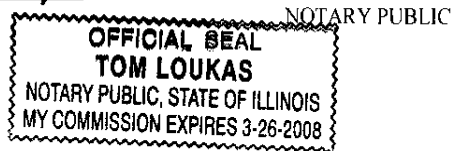
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State of Illinois)
County of Cook) SS.

I, the undersigned, a Notary Public in and for said County, in the State of aforesaid, DO HEREBY CERTIFY that Michael I. Malnekoff, one of the Independent Co-Executors of the Estate of Adeline Malnekoff, Deceased, 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 he signed, sealed and delivered the said instrument as his 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 28 day of December, 2004.

Commission expires: 26-2008 *Tom Loukas*



This instrument was prepared by Pat Loukas, Esq. 4061 North Milwaukee, Chicago, Illinois 60641

AFTER RECORDING
MAIL TO:

SHAWN KIM
3758 W. MONTRDSE
CHICAGO, IL 60618

Signatories address
SEND SUBSEQUENT TAX BILLS TO:

SATYAWAN NANDA
175 E. DELAWARE
UNIT 7611
CHICAGO, IL 60611

STATE OF ILLINOIS
STATE TAX
JAN. 25. 05
000000459

REAL ESTATE TRANSFER TAX
00475.00
FP 103027

COOK COUNTY
COUNTY TAX
REAL ESTATE TRANSACTION TAX
JAN. 25. 05
000004868

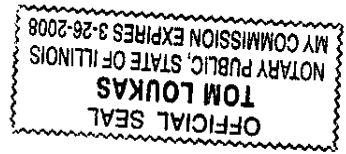
REAL ESTATE TRANSFER TAX
00237.50
FP 103028

CITY OF CHICAGO
CITY TAX
JAN. 25. 05
000012301

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE
REAL ESTATE TRANSFER TAX
03562.50
FP 102812

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Property of Cook County Notary Public Office



Given under my hand and official seal, this 27 day of December 2004
Commission expires: 3-26-08

NOTARY PUBLIC

I, the undersigned a Notary Public in and for said County, in the State of aforesaid, DO HEREBY CERTIFY that PETER J. MALNEKOFF, one of the Independent Executors of the Estate of Adeline Malnekoff, Deceased, 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 he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

State of IL
County of Cook
)
) SS.
)

Peter J. Malnekoff, not personally but as one of the Independent Co-Executors of the Estate of Adeline Malnekoff, Deceased

[Signature]

IN WITNESS WHEREOF, Grantors, as Independent Executors aforesaid, have hereunto set his hand the day and year first above written.

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Unit No. 7611 as delineated on Survey of the following described parcels of real estate in Cook County, Illinois (hereinafter referred to collectively as "parcel")

Parts of the land property and space below and above the surface of the earth, located within the boundaries projected vertically upward and downward from the surface of a parcel of land comprised of Lot 17 (except the East 16 feet thereof) and all of Lots 18 to 28 inclusive in Lake Shore Drive Addition to Chicago, a subdivision of part of Blocks 14 and 20 in Canal Trustees' Subdivision of the South fractional 1/4 of fractional Section 3, Township 39 North, Range 14 East of the Third Principal Meridian, also Lots 1 to 4 inclusive in County Clerk's Division of the West 300 feet of that part of Lots 16, 17, 18 and 19 in Block 14 lying East of the Lincoln Park Boulevard in the Canal Trustees' Subdivision of the South fractional 1/4 of fractional Section 3, Township 39 North, Range 14 East of the Third Principal Meridian, conveyed by deed dated July 27, 1973 and recorded in the Office of the Recorder of Deeds of Cook County, Illinois on July 30, 1973 as Document No. 22418957, from John Hancock Mutual Life Insurance Company a Massachusetts corporation, to LaSalle Bank, a National Banking Association not individually but as trustee under trust agreement dated February 15, 1973 and known as trust number 45450. Which survey the hereinafter called Survey is attached as Exhibit "A" to the Declaration of Condominium Ownership, Covenants, Restrictions and By-Laws to 175 East Delaware Place, Chicago Illinois (hereinafter called "Declaration") recorded on August 10, 1973 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 22434263, together with an undivided percentage interest in the parcel (excluding from the parcel all the property and space comprising all the units as delineated and set forth in the Declaration and Survey) in Cook County, Illinois.

LEGAL DESCRIPTION:

Exhibit "A" - Legal Description

