

# UNOFFICIAL COPY

Reserved for Recorder's Office



Doc#: 0512211107  
Eugene "Gene" Moore Fee: \$30.00  
Cook County Recorder of Deeds  
Date: 05/02/2005 11:32 AM Pg: 1 of 4

## TRUSTEE'S DEED

This indenture made this 25th day of April, 2005, between **CHICAGO TITLE LAND TRUST COMPANY**, a corporation of Illinois, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a trust agreement dated the 13th day of November, 2002, and known as Trust Number 1111469, party of the first part, and

SHEILA MC SHANE, AN  
unmarried person  
whose address is:

1510 N. Cleveland #4  
Chicago, IL

party of the second part.

STATE OF ILLINOIS	
STATE TAX	APR. 29. 05
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	
# 0000003042	REAL ESTATE TRANSFER TAX
	00584.00
	FP 103032

**WITNESSETH**, That said party of the first part, in consideration of the sum of **TEN and no/100 DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE** considerations in hand paid, does hereby **CONVEY AND QUITCLAIM** unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to wit:

SEE LEGAL DESCRIPTION RIDER ATTACHED HERETO AND MADE A PART HEREOF

Permanent Tax Number: 17-04-109-036-0000

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoof forever of said party of the second part.

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

BOX 333-CP

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IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Assistant Vice President, the day and year first above written.



CHICAGO TITLE LAND TRUST COMPANY,  
as Trustee as Aforesaid

*[Handwritten Signature]*

By: \_\_\_\_\_  
Assistant Vice President

State of Illinois  
County of Cook

SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that the above named Assistant Vice President of CHICAGO TITLE LAND TRUST COMPANY, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Assistant Vice President appeared before me this day in person and acknowledged that he/she signed and delivered the said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company; and the said Assistant Vice President then and there caused the corporate seal of said Company to be affixed to said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company.

Given under my hand and Notarial Seal this 25<sup>th</sup> day of April, 2005.

PROPERTY ADDRESS:  
1510 N. Cleveland #4  
Chicago, IL



*[Handwritten Signature]*  
NOTARY PUBLIC

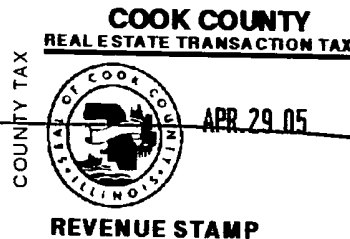
This instrument was prepared by:  
CHICAGO TITLE LAND TRUST COMPANY  
171 N. Clark Street  
ML04LT  
Chicago, IL 60601-3294

AFTER RECORDING, PLEASE MAIL TO:

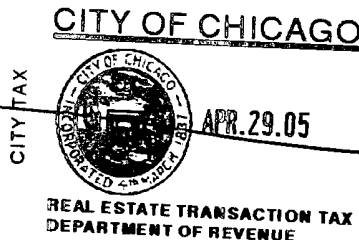
NAME Sheila McShane  
ADDRESS 1510 N. Cleveland #4 OR BOX #  
CITY, STATE Chicago, IL 60610

SEND TAX BILLS TO: \_\_\_\_\_

*Sheila McShane*  
*1510 N. Cleveland #4*  
*Chicago, IL 60610*



REAL ESTATE TRANSFER TAX
00292.00
FP 103034



REAL ESTATE TRANSFER TAX
0438000
FP 103033

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## LEGAL DESCRIPTION RIDER FOR DEED

### PARCEL 1:

UNIT 4 IN THE 1510 N. CLEVELAND CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 5 IN BLOCK 3 IN THE SUBDIVISION OF BLOCKS 2 AND 3 AND THE WEST 33 FEET OF BLOCK 1 IN THE STATE BANK OF ILLINOIS SUBDIVISION OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO DECLARATION OF CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT # 05-11603131; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS ALL IN COOK COUNTY, ILLINOIS.

### PARCEL 2:

THE EXCLUSIVE RIGHT TO USE GARAGE SPACE NUMBER P-4, & STORAGE SPACE NUMBER S-4 A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT # 05-11603131.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEES, THEIR SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.

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THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

THIS DEED IS ALSO SUBJECT TO THE FOLLOWING, IF ANY: (1) 2005 REAL ESTATE TAXES; (2) APPLICABLE ZONING, BUILDING LAWS AND ORDINANCES; (3) PUBLIC UTILITY EASEMENTS; (4) PRIVATE EASEMENTS FOR PEDESTRIAN INGRESS AND EGRESS; (5) PROVISIONS OF THE MUNICIPAL CODE OF CHICAGO; (6) PROVISIONS OF THE CONDOMINIUM PROPERTY ACT OF ILLINOIS (THE "ACT"); (7) ALL RIGHTS, EASEMENTS, RESTRICTIONS, CONDITIONS AND RESERVATIONS OF RECORD OR CONTAINED IN THE DECLARATION OR RESERVED BY THE 1510 N. CLEVELAND CONDOMINIUM ASSOCIATION (THE "ASSOCIATION") TO ITSELF AND ITS SUCCESSORS AND ASSIGNS, FOR THE BENEFIT OF ALL UNIT OWNERS AT THE CONDOMINIUM; (8) ENCROACHMENTS, (SEE GARAGE TO THE NORTH WHICH ENCROACHES OVER THE LOT LINE,) SHOWN ON THE PLAT OF SURVEY ATTACHED TO THE DECLARATION; (9) ASSESSMENTS DUE TO THE ASSOCIATION AFTER THE CLOSING DATE; (10) SUCH OTHER MATTERS AS TO WHICH THE TITLE INSURER COMMITS TO INSURE BUYER AGAINST LOSS OR DAMAGE; (11) COVENANT BY PROPERTY OWNER TO MAINTAIN AND REPAIR SEWER AND WATER LINES FROM THE POINT OF CONNECTION TO SEWER AND WATER MAINS IN THE PUBLIC STREET.

COMMONLY KNOWN AS  
1510 N. CLEVELAND AVE., # 4, CHICAGO, IL 60610  
P.I.N. 17-04-109-036-0000 (UNDIVIDED)