



Chicago Title Insurance Company

UNOFFICIAL COPY



0636040170D

Doc#: 0636040170 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/26/2006 02:59 PM Pg: 1 of 4

TRUSTEE'S DEED

FIRST AMERICAN
File # 15255224
1/2

THIS INDENTURE, made on December 6, 2006, between ALAN R. SEGAL, not personally but as Trustee under the provisions of a deed or deeds in trust duly recorded and delivered in pursuance of a certain Trust Agreement Establishing the ALAN R. SEGAL 2002 REVOCABLE TRUST DATED DECEMBER 31, 2002, party of the first part, and WILMA WYNGAART, as to an undivided one-half interest, and HENK WYNGAART, as to an undivided one-half interest, AS TENANTS IN COMMON, of 873 N. Larrabee St., Unit 612, Chicago, IL 60610, party of the second part.

WILMA WYNGAART
WOMAN
INDIVIDUALS

WITNESSETH, that said party of the first part, in consideration of the sum of TEN & 00/100 DOLLARS, in hand paid, does hereby convey and QUIT-CLAIM 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.

Subject To: covenants, conditions, and restrictions of record; public and utility easements; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 2006 and subsequent years; Illinois Condominium Property Act; and Declaration of Condominium Ownership recorded April 21, 2006 as Document No. 0611134077, as amended from time to time.

Commonly Known As Unit 612 and PK-13, 873 N. Larrabee St., Chicago, IL 60610.

Property Index Number (See Legal Description Rider)

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.

Handwritten signature

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CITY OF CHICAGO
 REAL ESTATE TRANSACTION TAX
 DEPARTMENT OF REVENUE
 DEC. 15. 06

REAL ESTATE TRANSFER TAX
 02962.50
 # 836800000 FP 102812

STATE OF ILLINOIS
 STATE TAX
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE
 DEC. 15. 06

REAL ESTATE TRANSFER TAX
 00395.00
 # 000036762 FP 103027

COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 COUNTY TAX
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE
 DEC. 15. 06

REAL ESTATE TRANSFER TAX
 00197.50
 # 196930000 FP 103028

REVENUE STAMP

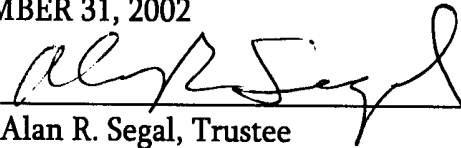
Property of Cook County Clerk's Office

UNOFFICIAL COPY

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 him by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling.

IN WITNESS WHEREOF, said party of the first part has caused his name to be signed to these presents the day and year first above written.

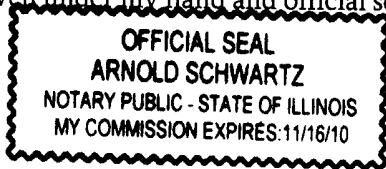
ALAN R. SEGAL 2002 REVOCABLE TRUST DATED
DECEMBER 31, 2002

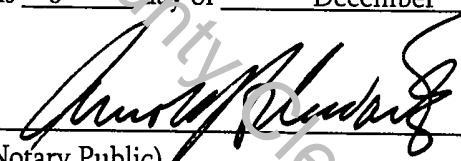
By: 
Alan R. Segal, Trustee

STATE OF ILLINOIS, COUNTY OF COOK SS.

I, _____, a Notary Public in and for said County, in the State aforesaid, do hereby certify that *ALAN R. SEGAL* *not personally but as Trustee of the ALAN R. SEGAL 2002 REVOCABLE TRUST DATED DECEMBER 31, 2002*, 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 and delivered this instrument as a free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 6th day of December, 2006.




(Notary Public)

Prepared By: Arnold M. Schwartz, Esq.
Davidson & Schwartz
111 N. Canal St., Suite 394
Chicago, IL 60606-7203

Mail To: William T. Belmonte, Esq.
311 S. County Farm Road, Suite I
Wheaton, IL 60187

Name & _____
Address of _____
Taxpayer: _____

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LEGAL DESCRIPTION RIDER

PARCEL A:

UNIT 612 AND PK-13 IN THE LARRABEE CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE FOLLOWING FOUR PARCELS ALL TAKEN AS A TRACT:

PARCEL 1:

THE NORTH 25 FEET OF LOT 6 (EXCEPT THAT PART THEREOF TAKEN AND USED FOR ALLEY) IN THE SUBDIVISION BY PETER HUGEL AND OTHERS OF PART OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

PARCEL 2:

LOTS 5, 6 AND 7 IN CHAIN'S SUBDIVISION OF LOTS 1 AND 12 IN MACKUBIN'S SUBDIVISION OF PART OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THAT PART OF SAID LOTS TAKEN OR USED FOR ALLEY) IN COOK COUNTY, ILLINOIS.

PARCEL 3:

SUBLOTS 8 AND 9 (EXCEPT RESPECTIVE PARTS IN ALLEY) IN THE SUBDIVISION OF LOTS 1 AND 12 IN MACKUBIN'S SUBDIVISION OF PART OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PARCEL 4:

LOT 2 (EXCEPT THE NORTH 25 FEET AND EXCEPT ALLEY) MACKUBIN'S SUBDIVISION OF PART OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, EXCEPTING THEREFROM THAT PART LYING ABOVE AN ELEVATION OF 13.51 FEET AND BELOW AN ELEVATION OF 27.51 FEET, CHICAGO CITY DATUM, BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID TRACT; THENCE SOUTH, ALONG THE WEST LINE OF SAID TRACT, 28.05 FEET TO THE INTERIOR FACE AND ITS EXTENSION OF A WALL; THENCE EAST, ALONG SAID INTERIOR FACE AND ITS EXTENSION, 1.42 FEET TO THE INTERIOR FACE OF A WALL AND THE POINT OF BEGINNING; THENCE FOLLOWING THE INTERIOR FACES OF THE WALLS THE FOLLOWING COURSES AND DISTANCES, EAST, 41.00 FEET, SOUTH 0.70 FEET, EAST 0.50 FEET, SOUTH 14.53 FEET, WEST, 2.30 FEET, SOUTH, 18.67 FEET, EAST, 8.30 FEET, SOUTH, 24.03 FEET, WEST, 7.35 FEET, SOUTH, 26.63 FEET, SOUTHEASTERLY, 3.65 FEET, SOUTHWESTERLY, 6.00 FEET, SOUTHEASTERLY, 4.10 FEET, SOUTH, 14.81 FEET, WEST, 2.23 FEET, SOUTH, 20.47 FEET, EAST, 7.78 FEET, SOUTH, 11.95 FEET, SOUTH, 11.95 FEET, EAST, 0.10 FEET, SOUTH, 19.82 FEET, WEST, 0.27 FEET, SOUTH, 11.85 FEET, WEST, 40.75 FEET, NORTH, 12.19 FEET, EAST, 2.50 FEET, NORTH, 10.80 FEET, WEST, 2.50 FEET, NORTH, 27.54 FEET, EAST, 2.50 FEET, NORTH, 46.50 FEET, WEST, 2.50 FEET, NORTH, 29.17 FEET, EAST, 2.50 FEET, NORTH, 18.45 FEET, WEST, 2.50 FEET, NORTH, 23.23 FEET, EAST, 6.00 FEET, NORTH, 27.41 FEET, WEST, 6.00 FEET, NORTH, 6.22 FEET TO THE POINT OF BEGINNING.

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0611134077, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL B:

NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE AND ENJOYMENT AS CREATED BY DECLARATION RECORDED AS DOCUMENT NUMBER 0611134076.

Permanent Real Estate Index Numbers (PIN):

- 17-04-324-022-0000
- 17-04-324-023-0000
- 17-04-324-027-0000
- 17-04-324-099-0000
- 17-04-324-100-0000

*(covers this and other property)