

# UNOFFICIAL COPY



Doc#: 0710909092 Fee: \$30.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 04/19/2007 01:32 PM Pg: 1 of 4

## WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR(S), Alexei Doubovik and Tatyana Filek, as joint tenants, with rights of survivorship, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) a fifty percent (50%) interest to Alexei Doubovik, as Trustee of the Alexei Doubovik Trust dated July 18, 2002, 270 E. Pearson Street, Unit 1402, Chicago, Illinois 60611 and a fifty percent (50%) interest to Tatyana Filek, as Trustee of the Tatyana Filek Trust dated July 18, 2002, 270 E. Pearson Street, Unit 1402, Chicago, Illinois 60611, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

### PARCEL 1:

UNIT P37 IN THE 270 EAST PEARSON GARAGE CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: (AS HEREINAFTER DESCRIBED) TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS ARE COMPRISED OF:

- (A) THE LEASEHOLD ESTATE (SAID LEASEHOLD ESTATE BEING DEFINED IN PARAGRAPH 1.C. OF THE ALTA LEASEHOLD ENDORSEMENT(S) ATTACHED HERETO), CREATED BY THE INSTRUMENT HEREIN REFERRED TO AS THE LEASE, EXECUTED BY: NORTHWESTERN UNIVERSITY, A CORPORATION OF ILLINOIS, AS LESSOR, AND 270 EAST PEARSON, L.L.C., AN ILLINOIS LIMITED LIABILITY COMPANY, AS LESSEE, DATED MAY 20, 2004, WHICH LEASE WAS RECORDED MAY 20, 2004, AS DOCUMENT NUMBER 0414131097, AND BY UNIT SUBLEASE RECORDED MAY 21, 2004, AS DOCUMENT 0414242196, WHICH LEASE, AS AMENDED, DEMISES THE LAND (AS HEREINAFTER DESCRIBED) FOR A TERM OF 95 YEARS COMMENCING MAY 2004 (EXCEPT THE BUILDINGS AND IMPROVEMENTS LOCATED ON THE LAND), AND
- (B) OWNERSHIP OF THE BUILDINGS AND IMPROVEMENTS LOCATED ON THE FOLLOWING DESCRIBED LAND: CERTAIN LOT 3 IN THE RESIDENCES ON LAKE SHORE PARK SUBDIVISION, BEING A SUBDIVISION OF PART OF LOTS 91 TO 98 IN LAKE SHORE DRIVE ADDITION TO CHICAGO, A SUBDIVISION

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OF PART OF BLOCKS 14 AND 20 IN CANAL TRUSTEES' SUBDIVISION ON THE SOUTH FRACTIONAL QUARTER OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED MAY 2004 AS DOCUMENT NUMBER 0414131101, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE, ENJOYMENT AND SUPPORT AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED AS DOCUMENT NUMBER 041431098.

PARCEL 3:


NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE, ENJOYMENT AND SUPPORT AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED AS DOCUMENT NUMBER 0317834091

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 17-03-228-035-4037

Address of Real Estate: 270 East Pearson Street, Unit P37, Chicago, Illinois 60611

Dated this 27 day of march 2007.

  
 \_\_\_\_\_  
 Alexei Doubovik

  
 \_\_\_\_\_  
 Tatyana Filek

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STATE OF ILLINOIS, COUNTY OF COOK,

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, Alexei Doubovik and Tatyana Filek, personally known to me to be the same persons whose name are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 27 day of March 2007.



*Towanna P. Griggs*

(Notary Public)

EXEMPT UNDER PROVISIONS OF  
PARAGRAPH E, SECTION 31 - 45, REAL  
ESTATE TRANSFER TAX LAW (35 ILCS  
200/31.45)

DATE: 03.27.07

*Alexei Doubovik*

Signature of Buyer, Seller or Representative

*Prepared By and Mail To:* Jason S. Ornduff  
Eckhart Kolak LLC  
55 West Monroe Street, Suite 1925  
Chicago, Illinois 60603

*Name & Address of Taxpayer:*  
Alexei Doubovik, as Trustee of the Alexei Doubovik Trust dtd 7/18/02  
270 E. Pearson Street, Unit 1402  
Chicago, IL 60611

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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: March 27, 2007

Signature: [Handwritten Signature]  
Grantor or Agent

Subscribed and Sworn to Before  
Me by the Said Grant this  
27 Day of March, 2007.



Notary Public: Stacie L. Blomsterberg

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: March 27, 2007

Signature: [Handwritten Signature]  
Grantee or Agent

Subscribed and Sworn to Before  
Me by the Said Agent this  
27 Day of March, 2007.



Notary Public: Stacie L. Blomsterberg

Note: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABL to be recorded in Cook County, Illinois, if exempt under provisions of 35 ILCS 200/31-45]