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0808135247

WARRANTY DEED

CA 8901894 J/28017 790 BM/BJ

Doc#: 0808135247 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/21/2008 01:45 PM Pg: 1 of 4

THIS INDENTURE WITNESSETH,

That the Grantors,

CHARLES EBELING and VICTORIA
EBELING, husband and wife

of the City of Chicago
in the County of Cook
and State of Illinois

THE ABOVE SPACE FOR RECORDER'S USE ONLY

for and in consideration of the sum of Ten Dollars and other good and valuable consideration, the receipt of which is hereby acknowledged, CONVEY and WARRANT to:

John A. Lo Giudice as trustee of the John A. Lo Giudice Revocable Trust dated August 15, 1985, whose address is 3862 Lacleve Lane, Lake Geneva, Wisconsin, TO HAVE AND TO HOLD the following described real estate situated in the County of Cook, in the State of Illinois, to wit: *was amended and reinstated*

AS LEGALLY DESCRIBED IN EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

Permanent Real Estate Index Number: 17-10-206-024-0000; 17-10-206-025-0000

Common Address: 600 N. Fairbanks, Unit 2307 and P8-14, Chicago, Illinois 60611

situated in Cook County, Illinois, hereby releasing and waiving unto Grantee all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated on this 18th day of March, 2008.

Charles Ebeling

CHARLES EBELING

Victoria Ebeling

VICTORIA EBELING

BOOK 333-CT

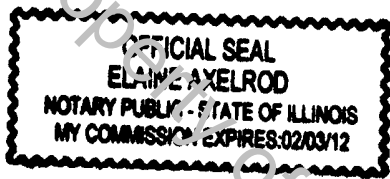
4/1/08

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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 Charles Ebeling and Victoria Ebeling, husband and wife, are personally known to me to be the same persons whose names 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.

Given under my hand and Notarial Seal this 18th day of March, 2008.



Elaine Axelrod

Notary Public

Future Taxes to:

Return this document to:

John A. Lo Giudice Revocable Trust
600 N. Fairbanks, Unit 2307
Chicago, Illinois 60611

Sue E. Berman, Esq.
Attorney at Law
3023 Greenwood Avenue
Highland Park, Illinois 60035

This Instrument was Prepared by: Karen A. Grad, of counsel, Herwood Marcus & Berk, Chtd
Whose Address is: 180 North LaSalle Street, Suite 3700, Chicago, Illinois 60601

Subject to: covenants, conditions and restrictions of record which do not interfere with the use of the property as a single family condominium residence, public and utility easements that do not interfere with the use of the property as a single family condominium residence; the recorded Declaration of Condominium; general real estate taxes for 2007 (second installment only) and subsequent years.

STATE OF ILLINOIS



MAR. 20. 08

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000047836

REAL ESTATE TRANSFER TAX
0061250
FP 103032

CITY OF CHICAGO



MAR. 20. 08

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000000717

REAL ESTATE TRANSFER TAX
0459400
FP 103033

COOK COUNTY
REAL ESTATE TRANSACTION TAX



MAR. 20. 08

REVENUE STAMP

0000047945

REAL ESTATE TRANSFER TAX
0030625
FP 103034

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Full power and authority are hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof: to dedicate parks, streets, highways or alleys; to vacate any subdivision or part thereof, and to resubdivide said property as often as desired; to contract to sell; to grant options to purchase; to sell on any terms; to convey said premises or any part thereof to a successor or successors in trust and to grant to such successor or successors in trust all of the title, estate powers and authorities vested in said trustee; to donate, to dedicate, to mortgage, pledge or otherwise encumber said property, or any part thereof; to lease said property, or any part thereof, from time to time, in possession or reversion, by leases to commence in praesenti or in futuro, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 198 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, change or modify leases and the terms and provisions thereof at any time or times hereafter; to contract to make leases and to grant options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals; to partition or to exchange said property, or any part thereof, for other real or personal property; to grant easements or charges of any kind; to release, convey or assign any right, title or interest in or about or easement appurtenant to said premises or any part thereof; and to deal with said property and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obligated to see to the application of any purchase money, rent or money borrowed or advanced on said premises, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof the trust created by this indenture and by said trust agreement was in full force and effect; (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder; (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument; and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its, his or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

Clerk's Office

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CHICAGO TITLE INSURANCE COMPANY

ORDER NUMBER: 1401 CA8901894 D1

STREET ADDRESS: 600 N. FAIRBANKS

UNIT 2307 & P8-14

CITY: CHICAGO

COUNTY: COOK

TAX NUMBER:

LEGAL DESCRIPTION:

UNIT 2307 AND P8-14 IN THE 600 NORTH FAIRBANKS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING LEGAL DESCRIPTION:

PARCEL 1:

LOTS 24, 25 AND 26 IN SUB-BLOCK 1 IN THE SUBDIVISION OF BLOCK 31 IN KINZIE'S ADDITION TO CHICAGO IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +246.73 FEET CHICAGO CITY DATUM, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF LOTS 19 TO 23 BOTH INCLUSIVE IN BLOCK 1 IN THE SUBDIVISION OF BLOCK 31 IN KINZIE'S ADDITION TO CHICAGO IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +97.60 FEET CHICAGO CITY DATUM, AND LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION +246.73 FEET CHICAGO CITY DATUM, IN COOK COUNTY, ILLINOIS.

AS DELINEATED ON THE PLAT OF SURVEY ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0730615045 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.