

UNOFFICIAL COPY

TRUSTEE'S DEED



Doc#: 1002212149 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/22/2010 01:43 PM Pg: 1 of 3

Above Space for Recorder's Use Only

THIS INDENTURE, made this 16th day of December, 2009 by Helen Gerakaris, as Trustee under the provisions of The Harold and Helen Gerakaris Trust dated June 1, 1994 hereinafter referred to as Grantor, and

Ilir Poshi ~~and~~ and JORGJETA POSHI, HUSBAND and WIFE, as TENANTS BY THE ENTIRETY, and JONIDA MEMISHI, as joint hereinafter referred to as Grantee: tenants between JONIDA MEMISHI on one hand and ILIR & JORGJETA POSHI on the other.

WHEREAS, Grantor is the duly acting Trustee of The Harold and Helen Gerakaris Trust dated June 1, 1994, with full power and authority to execute this instrument pursuant to the trust instrument referred to herein.

NOW, THEREFORE, the Grantor, not individually but as such Trustee, in consideration of the sum of TEN DOLLARS (\$10.00) in hand paid by Grantee, the receipt and sufficiency of which is hereby acknowledged, does hereby Grant, Sell and Convey to: Ilir Poshi, married pursuant to said power and authority referred to above, as well as every other power and authority thereto enabling, in the following described real estate situated in Cook County, Illinois, commonly known as 6526 W. Irving Park Road, Unit 510, Chicago, IL 60634, legally described as:

PARCEL 1:

UNIT 510 IN MERRIMAC SQUARE CONDOMINIUM II, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 3 IN PONTARELLI SUBDIVISION AT MERRIMAC SQUARE P.U.D. BEING A SUBDIVISION IN THE FRACTIONAL SOUTHEAST 1/4 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM MADE BY PARKWAY BANK AND TRUST COMPANY UNDER TRUST AGREEMENT DATED NOVEMBER 5, 1991 AND KNOWN AS TRUST NUMBER 10176 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY AS DOCUMENT 92718642, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY

P.N.T.N.

c.f.
3

UNOFFICIAL COPY

AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY)

PARCEL 2:

PERPETUAL, NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS OVER, ALONG AND UPON LAND, AS SET FORTH BELOW, AND FURTHER DELINEATED IN EXHIBIT "A" OF DOCUMENT NUMBER 92607113, FOR DRIVEWAYS, WALKWAYS, COMMON PARKING AND PARK AREAS AS CREATED BY DECLARATION OF COMMON EASEMENTS AND MAINTENANCE AGREEMENT DATED AUGUST 7, 1992 AND RECORDED AUGUST 14, 1992 AS DOCUMENT NUMBER 92607113 BY AND AMONG PARKWAY BANK AND TRUST COMPANY AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 9, 1992 AND KNOWN AS TRUST NUMBER 10175 AND PARKWAY BANK AND TRUST COMPANY AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 9, 1992 AND KNOWN AS TRUST NUMBER 10346

PARCEL 3:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE NO. P-40 AND STORAGE SPACE NO. S-40, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID, RECORDED AS DOCUMENT NUMBER 92718642

Permanent Index Number: 13-18-409-032-1040

Address(es) of Real Estate: 6526 W. Irving Park Road, Unit 510, Chicago, IL 60634

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

IN WITNESS WHEREOF, Grantor, not individually, but as Trustee aforesaid, has hereunto set her hand and seal the day and year first above written.

Helen Gerakaris

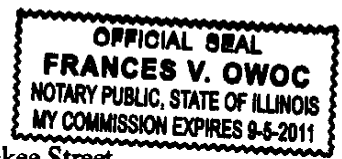
Helen Gerakaris, as Trustee under the provisions of The Harold and Helen Gerakaris Trust dated June 1, 1994

UNOFFICIAL COPY

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 Helen Gerakaris, as Trustee under the provisions of The Harold and Helen Gerakaris Trust dated June 1, 1994 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 she signed, sealed and delivered the said instrument as such Trustee for the uses and purposes therein set forth.

Given under my hand and official seal, this 16th day of Dec, 2009
Commission expires 9-5-2011
Frances V. Owoc
NOTARY PUBLIC



This instrument was prepared by: William H. Gerakaris, Attorney at Law, 308 N. Kankakee Street, Wilmington, IL 60481

MAIL TO: ANASTAS SHKURTI
Ilir Poshi 180 N. MICHIGAN AVE # 900
6526 W. Irving Park Road, Unit 510
Chicago, IL 60634 CHICAGO, IL 60601

OR

Recorder's Office Box No. _____

SEND SUBSEQUENT TAX BILLS TO:

Ilir Poshi
6526 W. Irving Park Road, Unit 510
Chicago, IL 60634

