



Doc#: 1010556019 Fee: \$44.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 04/15/2010 01:38 PM Pg: 1 of 5

DEED IN TRUST

After Recording Return to  
Law Office of Irina Melnik, P.C.  
801 W. Adams, Suite 211  
Chicago, IL 60607

Above reserved for recording

THE GRANTORS, Boris Kharkhurin and Alla Kharkhurin, Husband and Wife, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, CONVEYS and QUIT CLAIMS to

One-half interest to the Boris Kharkhurin Trust and One-half interest to the Alla Kharkhurin Trust

the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

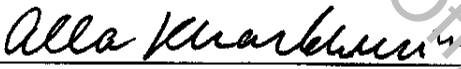
Commonly Known as: 1524 S. Sangamon Unit # 105, Chicago, Illinois, 60608

Pin # 17 20 232 050-1023

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 2009 and subsequent years.


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

  
Boris Kharkhurin (as Grantor)

  
Alla Kharkhurin (as Grantor)

DATED this 27 day of February, 2010

Exempt under paragraph E Section 4 of the Illinois Transfer Tax Act.

  
Boris Kharkhurin

Dated: 2/27/2010

# UNOFFICIAL COPY

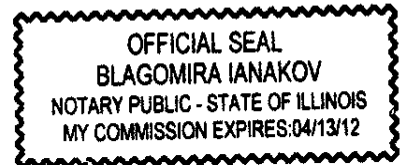
State of Illinois, County of ~~Cook~~ <sup>Lake</sup>

I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that, Boris Kharkhurin and Alla Kharkhurin, 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 a 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<sup>th</sup> day of February, 2010.

Commission expires 04-13, 2012

  
NOTARY PUBLIC



Prepared by : LAW OFFICE OF IRINA MELNIK, P.C., 801 W. Adams, SUITE 211  
CHICAGO, IL 60607

MAIL TO:

Law Office of Irina Melnik, P.C.  
801 W. Adams, Suite 211  
Chicago, IL 60607

SEND SUBSEQUENT TAX BILLS TO:

Boris & Alla Kharkhurin  
795 Lyster Rd.  
Highwood, IL 60040

Recorder's Office Box No. \_\_\_\_\_

Property of Cook County Clerk's Office

**UNOFFICIAL COPY**

20854723

**LEGAL DESCRIPTION OF PROPERTY****PARCEL 1**

UNIT 406-S IN THE UNIVERSITY VILLAGE LOFTS CONDOMINIUM AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE :

THAT PART OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 20 TOWNSHIP 39 NORTH RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE WEST LINE OF SOUTH HALSTED STREET, AS A 66.00 FOOT RIGHT-OF-WAY, AND THE SOUTH LINE OF WEST 14TH PLACE (WRIGHT STREET); THENCE SOUTH 01 DEGREES 40 MINUTES 53 SECONDS EAST ALONG AN ASSUMED BEARING, BEING SAID WEST LINE 575.01 FEET TO THE INTERSECTION OF SAID WEST LINE WITH THE NORTH LINE OF CHICAGO & NORTHWESTERN RAILROAD; THENCE SOUTH 88 DEGREES 25 MINUTES 02 SECONDS WEST ALONG SAID NORTH LINE 776.11 FEET TO A POINT ON THE EAST LINE OF VACATED SOUTH SANGAMON STREET (PER DOCUMENT NUMBERS 94763032 AND 0010238993), SAID POINT ALSO BEING THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 88 DEGREES 25 MINUTES 02 SECONDS WEST ALONG SAID NORTH LINE 280.74 FEET TO A POINT ON THE EAST LINE OF SOUTH MORGAN STREET; THENCE NORTH 01 DEGREES 44 MINUTES 25 WEST ALONG SAID EAST LINE 152.79 FEET, TO A POINT ON A LINE LYING 152.79 FEET NORTH OF AND PARALLEL WITH THE NORTH LINE OF SAID RAILROAD; THENCE NORTH 88 DEGREES 25 MINUTES 02 SECONDS EAST ALONG LAST DESCRIBED PARALLEL LINE 194.33 FEET TO A POINT ON A CURVE; THENCE SOUTHERLY 112.60 FEET ALONG THE ARC OF A NON-TANGENT CIRCLE TO THE LEFT HAVING A RADIUS OF 54.00 FEET, AND WHOSE CHORD BEARS SOUTH 69 DEGREES 39 MINUTES 47 SECONDS EAST 93.28 FEET TO A POINT ON THE EAST LINE OF SAID VACATED SOUTH SANGAMON STREET; THENCE SOUTH 01 DEGREES 43 MINUTES 43 SECONDS EAST ALONG SAID EAST LINE 117.97 FEET, TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS, TOGETHER ALL RIGHTS APPURTENANT TO THE FOREGOING PROPERTY PURSUANT TO THAT CERTAIN NONEXCLUSIVE AERIAL EASEMENT AGREEMENT DATED JUNE 26, 2001, AND RECORDED JUNE 28, 2001 AS DOCUMENT NUMBER 0010571142.

WHICH SURVEY IS ATTACHED AS EXHIBIT G TO THE DECLARATION OF CONDOMINIUM FOR THE UNIVERSITY VILLAGE LOFTS DATED JUNE 20, 2002, AND RECORDED JUNE 21, 2002, AS DOCUMENT NUMBER 0020697460, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

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20854723

**PARCEL 2**

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE B7, AS DELINEATED AND DEFINED ON THE AFORESAID PLAT OF SURVEY ATTACHED TO THE AFORESAID DECLARATION RECORDED AS DOCUMENT NUMBER 0020697460, AS AMENDED FROM TIME TO TIME.

COMMON ADDRESS: 1524 S. Sangamon Street, Chicago, Illinois

PERMANENT REAL ESTATE TAX INDEX NO(S):

17-20232 050 1023

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, 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: 4.14.2010

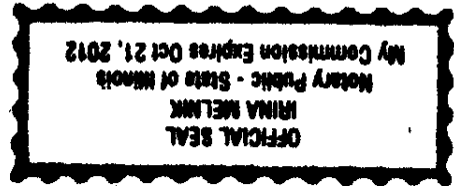
Signature: [Handwritten Signature]

SUBSCRIBED AND SWORN TO BEFORE ME BY

THE SAID Boris Kharkurin

THIS 14th DAY OF April 2010

NOTARY PUBLIC [Handwritten Signature]



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 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: 4.14.2010

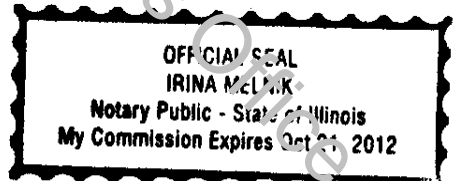
Signature: [Handwritten Signature]

SUBSCRIBED AND SWORN TO BEFORE ME BY

THE SAID Boris Kharkurin

THIS 14th DAY OF April 2010

NOTARY PUBLIC [Handwritten Signature]



US Trustee of the Boris Kharkurin Trust

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 AB1 to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)