



Doc#: 1022341021 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/11/2010 11:31 AM Pg: 1 of 5

This Instrument Prepared By
Michael D. Miselman
Seyfarth Shaw LLP
131 South Dearborn Street
Suite 2400
Chicago, Illinois 60603

After Recording Return to:
Bonnie Keating
6230 North Leona Avenue
Chicago, IL 60640

TRUSTEE'S DEED

THIS TRUSTEE'S DEED is made as of the 23rd day of July, 2010 by DEBRA LEE KASS and MORTON P. NEBOSHIK as Successor Trustees of the BEATRICE PICKMAN LIVING TRUST DATED JANUARY 22, 1975, as amended or restated from time to time, Grantor, to RAHELA HABAZIN-LJUPANIC, whose address is Unit 407, 7141 N. Kedzie, Chicago, Illinois 60645, Grantee.

WITNESSETH, that the Grantor, in consideration of the sum of Ten and No/100s (\$10.00) Dollars and other good and valuable consideration in hand paid, the receipt and sufficiency whereof are hereby acknowledged, and in pursuance of the power and authority vested in the Trustees as trustees and of every other power and authority the Grantor hereunto enabling, does hereby CONVEY and QUITCLAIM unto the Grantee, in fee simple, the following described real estate situated in the County of Cook and the State of Illinois, to wit:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

subject to general real estate taxes not yet due and payable, leases and all matters of record, together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

The Successor Trustees execute this deed not personally, but solely as Trustees as aforesaid. Nothing herein contained shall be construed as creating any liability or responsibility upon any Successor Trustee, personally, and no personal liability or responsibility is assumed by, nor shall at any time be asserted or enforceable against any Successor Trustee, personally, on account of this deed. Grantee or any other persons claiming any right or interest under this deed shall look solely to the property herein conveyed.

This Trustee's Deed is executed pursuant to and in exercise of the power and authority granted to and vested in the Successor Trustees by the terms of the trust agreement creating Grantor, and of every other power and authority thereunto enabling.

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IN WITNESS WHEREOF, the Successor Trustees have hereunto set their hands and seals the day and year first above written.

Morton P. Neboshik 7-23-10
Morton P. Neboshik, as Successor Trustee and not personally

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 Morton P. Neboshik, 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, sealed and delivered the said instrument as his free and voluntary act as Successor Trustee of Grantor, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 23rd day of July, 2010.



Maria Lamar
Notary Public

<p>STATE TAX</p> <p style="text-align: center;">STATE OF ILLINOIS</p> <p style="text-align: center;">AUG. - 4.10</p> <p style="text-align: center;">REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE</p>	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="font-size: small;"># 0000009876</td> <td style="text-align: center;">REAL ESTATE TRANSFER TAX</td> </tr> <tr> <td></td> <td style="text-align: center; font-size: x-large;">0006500</td> </tr> <tr> <td></td> <td style="text-align: center; font-size: x-large;">FP 102808</td> </tr> </table>	# 0000009876	REAL ESTATE TRANSFER TAX		0006500		FP 102808	<p style="text-align: center;">COOK COUNTY</p> <p style="text-align: center;">REAL ESTATE TRANSACTION TAX</p> <p>COUNTY TAX</p> <p style="text-align: center;">AUG. - 4.10</p> <p style="text-align: center;">REVENUE STAMP</p>	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="font-size: small;"># 0000007704</td> <td style="text-align: center;">REAL ESTATE TRANSFER TAX</td> </tr> <tr> <td></td> <td style="text-align: center; font-size: x-large;">0003250</td> </tr> <tr> <td></td> <td style="text-align: center; font-size: x-large;">FP 102802</td> </tr> </table>	# 0000007704	REAL ESTATE TRANSFER TAX		0003250		FP 102802
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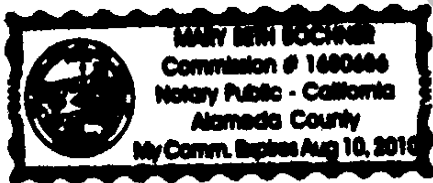
Debra Lee Kass

Debra Lee Kass, as Successor Trustee and not personally

STATE OF California)
) SS
COUNTY OF Alameda)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Debra Lee Kass, 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 her free and voluntary act as Successor Trustee of Grantor, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 26th day of July, 2010.



Mary Beth Bochler
Notary Public

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UNIT 407, AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"):

THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN; (EXCEPT THE NORTH 33 FEET THEREOF; THE EAST 698 FEET THEREOF, AND THE WEST 40 FEET THEREOF AND EXCEPT THEREFROM THAT PART DESCRIBED AS FOLLOWS:

BEGINNING ON THE SOUTH LINE OF WEST TOUHY AVENUE AT A POINT 26 FEET EAST OF THE INTERSECTION OF THE EAST LINE OF NORTH KEDZIE AVENUE AND THE SOUTH LINE OF WEST TOUHY AVENUE; THENCE SOUTH PARALLEL TO SAID LINE OF NORTH KEDZIE AVENUE 100 FEET; THENCE SOUTHWEST 352.26 FEET TO A POINT ON SAID EAST LINE OF NORTH KEDZIE AVENUE, SAID POINT BEING 450.00 FEET SOUTH OF SAID SOUTH LINE OF WEST TOUHY AVENUE; THENCE NORTH ALONG SAID EAST LINE OF NORTH KEDZIE AVENUE 450.00 FEET TO SAID SOUTH LINE OF WEST TOUHY AVENUE; THENCE EAST ALONG SAID SOUTH LINE OF WEST TOUHY AVENUE 26.00 FEET TO THE POINT OF BEGINNING) IN COOK COUNTY, ILLINOIS; WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED AS DOCUMENT 21906206, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF EASEMENT DATED JUNE 3, 1968 AND RECORDED JUNE 14, 1968 AS DOCUMENT 20520336 MADE BY WINSTON GARDENS, INCORPORATED, A CORPORATION OF ILLINOIS, AND AS CREATED BY THE DEED FROM CENTEX HOMES CORPORATION, A NEVADA CORPORATION, TO CHARLES KORENTHAL AND BEATRICE KORENTHAL, HIS WIFE AND JACK A. KORENTHAL AND LORRAINE KORENTHAL, HIS WIFE, AS JOINT TENANTS DATED JUNE 2, 1972 AND RECORDED JULY 3, 1972 AS DOCUMENT 21962078 FOR VEHICULAR INGRESS AND EGRESS OVER THE FOLLOWING DESCRIBED LAND:

THE NORTH 30 FEET, AS MEASURED AT 90 DEGREES TO THE NORTH LINE THEREOF, OF A TRACT OF LAND CONSISTING OF BLOCKS 4 AND 5 TOGETHER WITH ALL THAT PART OF VACATED NORTH ALBANY AVENUE LYING NORTH OF THE SOUTH LINE OF BLOCK 5 EXTENDED WEST, SAID EXTENSION ALSO BEING THE SOUTH LINE OF VACATED WEST LUNT AVENUE, AND LYING SOUTH OF THE NORTH LINE OF SAID BLOCK 5 EXTENDED WEST, SAID EXTENSION ALSO BEING THE NORTH LINE OF VACATED WEST ESTES AVENUE, TOGETHER WITH ALL OF VACATED WEST LUNT AVENUE LYING EAST OF THE EAST LINE OF NORTH KEDZIE AVENUE AND TOGETHER WITH ALL OF VACATED WEST ESTES AVENUE LYING EAST OF THE EAST LINE OF NORTH KEDZIE AVENUE, ALL IN COLLEGE GREEN SUBDIVISION OF PART OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF

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SECTION 36, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THAT PART OF THE ABOVE DESCRIBED TRACT DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID TRACT; THENCE WEST ALONG THE NORTH LINE OF SAID TRACT 505.51 FEET; THENCE SOUTH ALONG A LINE PARALLEL TO THE EAST LINE OF SAID TRACT 681.49 FEET TO THE SOUTH LINE OF SAID TRACT; THENCE EAST ALONG THE SOUTH LINE OF SAID TRACT 505.49 FEET TO THE SOUTHEAST CORNER OF SAID TRACT; THENCE NORTH ALONG THE EAST LINE OF SAID TRACT 681.82 FEET TO POINT OF BEGINNING), IN COOK COUNTY, ILLINOIS.

ADDRESS: Unit 407, 7141 N. Kedzie Avenue, Chicago, IL 60645

PIN: 10-36-100-015-1049