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Chicago Title Insurance Company

WARRANTY DEED IN TRUST



1035433134D

Doc#: 1035433134 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/20/2010 01:03 PM Pg: 1 of 4

1 of 1
CUB
6685001
10050874
S A 3593012

Property of Cook County Clerk's Office

THIS INDENTURE WITNESSETH, That the grantor(s) Robert R Anderson, III, Married To Joanne Nicholas of the County of Cook and State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warranty unto Paul Shen, Trustee of the Paul Shen Trust dated February 8, 1994, and Janet Shen, Trustee of the Janet Shen Trust dated February 8, 1994, the following described Real Estate in the County of Cook and State of Illinois, to wit:

UNIT NUMBER 304 & P-8, IN THE BELVEDERE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 1 IN THE WINNETKA BELVEDERE SUBDIVISION, BEING A SUBDIVISION OF LOTS 1 AND 2 IN BLOCK 2 IN MANUS INDIAN HILL SUBDIVISION, OF THOSE PARTS OF THE NORTH 1/2 OF SECTION 28, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE WEST LINE OF THE NORTHEAST 1/4 OF SAID SECTION 28, 5.72 CHAINS SOUTH OF THE NORTHWEST CORNER THEREOF; THENCE SOUTH 7.74 CHAINS; THENCE EAST 4.98 CHAINS TO THE WEST LINE OF THE RIGHT OF WAY OF THE CHICAGO AND NORTH WESTERN RAILROAD; THENCE NORTHWESTERLY ALONG SAID RIGHT OF WAY LINE TO A POINT OF BEGINNING, OTHERWISE KNOWN AS LOT 6 IN ASSESSOR'S SUBDIVISION (UNRECORDED) ALSO THAT PART OF THE NORTH 1/2 OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 28, LYING BETWEEN RIDGE ROAD AND SAID RIGHT OF WAY OF CHICAGO AND NORTH WESTERN RAILROAD.

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0412531092; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

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

SUBJECT TO:

Covenants, conditions and restrictions of record, Private, public and utility easements and roads and highways, Party wall rights and agreements, Special taxes or assessment for improvements not yet completed, Any confirmed special tax or assessment

PERMANENT TAX NUMBER: 05-28-102-024-1018 P-8 and 05-28-102-024-1010

Address(es) of Real Estate: 518 W. Winnetka Unit 304 & P-8
Winnetka, IL 60093


TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth.

BOX 333-CP

S Y
P 4
S N
SC V
INT


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STATE OF ILLINOIS

 DEC. 14. 10
REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE

0100106022

REAL ESTATE TRANSFER TAX
00422.00
FP103032

COOK COUNTY
REAL ESTATE TRANSACTION TAX

 DEC. 14. 10
REVENUE STAMP

0000006032

REAL ESTATE TRANSFER TAX
00211.00
FP 103034

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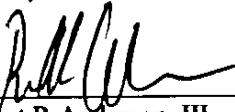
Full power and authority is hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to resubdivide said property as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without consideration, 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 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 obliged to see to the application of any purchase money, rent, 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.

And the said grantor(s) hereby expressly waive(s) and release any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor(s) aforesaid have hereunto set _____ hand(s) and seal(s) this 27th day of November, 2010.



Robert R. Anderson, III



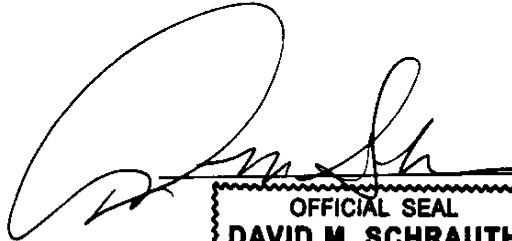
Joanne Nicholas

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State of Illinois, County of Cook

I, David M Schrauth, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Robert R Anderson, III, personally known to me to be the same person(s) whose name(s) 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 notarial seal, this 29th day of November, 2010.

 (Notary Public)



Prepared By: Barry Locke, Attorney
70 W. Madison Street #400C
Chicago, IL 60602
(312) 604-2642

Mail To:

518 W. Winnetka Unit 304 & P-8
Winnetka, IL 60093

Name & Address of Taxpayer:

Paul Shen Trust dated February 8, 1994
Janet Shen Trust dated February 8, 1994
518 W. Winnetka Unit 304 & P-8
Winnetka, IL 60093

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