

# UNOFFICIAL COPY



## TRUSTEE'S DEED

Doc#: 1104126058 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 02/10/2011 09:20 AM Pg: 1 of 3

The above space for recorder's use only

THE GRANTOR, **ELIZABETH CHEN**, as Trustee under the provisions of a trust agreement dated May 10, 2003 and known as the **ELIZABETH H. CHEN REVOCABLE TRUST**, of the City of Troy, County of Oakland, State of Michigan, and Grantees, Aaron McCracken and Allison Chen-McCracken, husband and wife, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of the sum of Ten and No/100 (\$10.00) Dollars, and other good and valuable consideration, in hand paid, receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor as said Trustee and of every other power and authority the Grantor hereunto enabling, does hereby **CONVEY** and **QUITCLAIM** unto the Grantees as **TENANTS BY THE ENTIRETY** and not as joint tenants with the right of survivorship, or tenants in common, the following described real estate situated in the County of Cook, State of Illinois, to wit:

PARCEL 1(11): THAT PART OF LOTS 18 AND 19 AND THE EAST 6.00 FEET OF THE SOUTH 118.00 FEET OF THE VACATED ALLEY LYING WEST OF AND ADJOINING SAID LOT 18 IN MCCORMICK'S SUBDIVISION OF LOT 6 IN ASSESSOR'S DIVISION OF BLOCK 3 IN THE CANAL TRUSTEES SUBDIVISION OF THE WEST 1/2 AND THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO THAT PART OF LOTS 7, 8, 9 AND 10 IN ASSESSOR'S DIVISION OF BLOCK 3 AFORESAID, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID BLOCK 3, THENCE NORTH 89 DEGREES 51 MINUTES 40 SECONDS WEST ALONG THE SOUTH LINE OF PLOCK 3, 410.65 FEET; THENCE NORTH 00 DEGREES 08 MINUTES 20 SECONDS EAST, 17.89 FEET TO THE SOUTH LINE OF A 18.00 FEET WIDE PUBLIC ALLEY; THENCE SOUTH 89 DEGREES 52 MINUTES 17 SECONDS EAST ALONG THE SOUTH LINE OF SAID ALLEY, 49.29 FEET; THENCE SOUTH 00 DEGREES 08 MINUTES 20 SECONDS WEST, 17.90 FEET TO THE POINT OF BEGINNING.

PARCEL 2: EASEMENTS FOR THE BENEFIT OF PARCEL 1 AFORESAID AND OTHER PROPERTY FOR INGRESS, EGRESS, USE AND ENJOYMENT AS CREATED BY AND SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR THE MONROE STREET TOWNHOMES RECORDED AS DOCUMENT NUMBER 0617931136.

### SUBJECT TO:

- (a) general real estate taxes not due and payable at the time of Closing;
- (b) covenants, conditions and restrictions of record; and
- (c) building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.

BOX 15


**FIDELITY NATIONAL TITLE**

13011924

S	Y
P	3
S	N
SC	Y
INT	OR


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Property of Cook County Clerk's Office

**CITY OF CHICAGO**  
  
 CITY TAX  
 FEB. -4.11  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE


REAL ESTATE TRANSFER TAX	02730.00	FP 102803
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# 0000000365

**STATE OF ILLINOIS**  
  
 STATE TAX  
 FEB. -4.11  
 REAL ESTATE TRANSFER TAX  
 DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX	00260.00	FP 102809
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# 000005545

**COOK COUNTY**  
  
 COUNTY TAX  
 FEB. -4.11  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX	00130.00	FP 326707
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# 000005536

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Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, 735 ILCS 5/12-901, et seq.

PERMANENT INDEX NO.: 17-17-105-094-0000 and 17-17-105-095-0000

ADDRESS OF PROPERTY: 1244 W. Monroe, #11, Chicago, IL 60607

Dated: Dec. 27, 2010

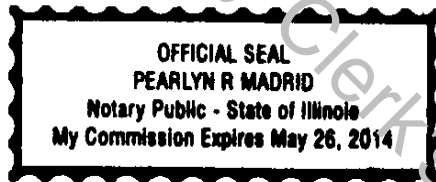
By: Elizabeth H. Chen Trustee for Elizabeth H. Chen Revocable Trust  
Elizabeth H. Chen, Trustee as aforesaid

STATE OF IL  
COUNTY OF Cook

I, the undersigned, a Notary Public in and for said county, in the state aforesaid, does hereby certify that Elizabeth Chen, trustee of the Elizabeth H. Chen Revocable Trust, 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, including the release and waiver of the right of Homestead.

Given under my hand and seal this 27 day of December, 2010.

[Signature]  
NOTARY PUBLIC



**Mail recorded Deed to:**

Chad M. Poznansky  
Borek & Associates P.C.  
2638 Patriot Blvd, Suite 100  
Glenview, Illinois 60026

**Mail tax bill to:**

Aaron McCracken and Allison Chen-McCracken  
1244 W. Monroe, Unit 11  
Chicago, IL 60607

**This instrument prepared by:**

Chad M. Poznansky  
Borek & Associates P.C.  
2638 Patriot Blvd, Suite 100  
Glenview, Illinois 60026