

UNOFFICIAL COPY

EXECUTOR'S DEED



Doc#: 1211712020 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/26/2012 08:35 AM Pg: 1 of 3

04/26/12 1695291545

Property of Clerk's Office

The Grantor, ARMAND YAMBAO, AS INDEPENDENT EXECUTOR OF THE WILL OF NORMAN M. YAMBAO by virtue of letters testamentary issued to ARMAND YAMBAO by the Circuit Court of Cook County, State of Illinois, and in exercise of the power of sale granted to ARMAND YAMBAO in and by said will and in pursuance of every other power and authority enabling, and in consideration of the sum of Ten and ~~00/100 (\$10.00)~~ ^{00/100} receipts whereof is hereby acknowledged, does hereby Warrant and convey unto LAUREN SMITH, of 5730 S. King Drive, Unit 2C, Chicago, Illinois, the following described real estate situated in the County of Cook, in the State of Illinois, to wit: ~~of Three Hundred forty thousand & 00/100~~

See Legal Description Attached Hereto

Subject to: General real estate taxes not due and payable at the time of closing, covenants, conditions and restrictions of record; and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the real estate; the declaration of Condominium/Covenants, Conditions and Restrictions and all amendments; public and utility easements including any easements established by or implied from the Declaration of Condominium/Covenants, Conditions and Restrictions or amendments thereto; party wall rights and agreements, limitations and conditions imposed by the Condominium Property Act; installments due after the date of closing of general assessments established pursuant to the Declaration of Condominium/Covenants, Conditions and Restrictions.

Permanent Real Estate Index Number: 17-21-407-017-1021

Address of Real Estate: 1813 S. Clark Street, Unit J21, Chicago, Illinois. 60614

Dated this 11th day of April, 2012.

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EAL ESTATE TRANSFER	04/17/2012
CHICAGO:	\$2,550.00
CTA:	\$1,020.00
TOTAL:	\$3,570.00

EAL ESTATE TRANSFER	04/17/2012
COOK	\$170.00
ILLINOIS:	\$340.00
TOTAL:	\$510.00

17-21-407-017-1021 | 20120401600508 | YYZ2M4

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Armand M. Yambao
Executor of the Estate of Norman M. Yambao

STATE OF ILLINOIS
COUNTY OF COOK

I, Robert A Schuman, a Notary Public in and for said County, in the State aforesaid, do hereby certify that ARMAND YAMBAO, Independent Executor of the will of Norman M. Yambao, 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, for the purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal this 11th day of April, 2012.



Robert A Schuman
Notary Public

My commission expires:

This instrument was prepared by Robert Schuman, 555 Skokie Blvd., Suite 500, Northbrook, Illinois 60062

Mail to:

Mr. Robert Holland
Kelleher & Buckley
102 S. Wynstone Drive
Suite 100
North Barrington, IL 60010

Send Subsequent Tax Bills to:

Ms. Lauren Smith
1813 S. Clark Street
Unit J21
Chicago, IL 60616

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STREET ADDRESS: 1813 S. CLARK STREET

UNIT J21

CITY: CHICAGO

COUNTY: COOK

TAX NUMBER: 17-21-407-017-1021

LEGAL DESCRIPTION:

PARCEL 1: UNIT J-21 IN THE DEARBORN VILLAGE III CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF BLOCK 17 IN CANAL TRUSTEE'S NEW SUBDIVISION OF BLOCKS IN THE EAST FRACTIONAL 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND PART(S) OF VACATED FEDERAL STREET, WHICH SURVEY IS ATTACHED AT EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 99533893, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF JP-21, A LIMITED COMMON ELEMENT AS DELINEATED ON A SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 99533893.

PARCEL 3: NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS TO PARCEL 1 AND 2 FOR THE VEHICULAR AND PEDESTRIAN TRAFFIC OVER AND UPON THE FOLLOWING DESCRIBED REAL ESTATE (WHICH EASEMENT SHALL TERMINATE UPON THE SUBMISSION OF THE FOLLOWING LEGALLY DESCRIBED PROPERTY TO THE ILLINOIS CONDOMINIUM ACT BY AMENDMENT TO DEARBORN VILLAGE III CONDOMINIUM DECLARATION AS AN ADD-ON PARCEL): SAID REAL ESTATE DESCRIBED AS FOLLOWS. LOTS 2 THROUGH 7 IN BLOCK 17 IN CANAL TRUSTEE'S NEW SUBDIVISION OF BLOCKS IN THE EAST FRACTIONAL 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS AND THE WEST 1/2 OF VACATED S. FEDERAL STREET WHICH LIES SOUTH OF THE NORTH LINE OF LOT 2 AND NORTH OF THE SOUTH LINE OF LOT 7 IN BLOCK 17 IN CANAL TRUSTEES; NEW SUBDIVISION OF BLOCKS IN THE EAST FRACTIONAL 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY ILLINOIS.