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DEED IN TRUST: ILLINOIS



Doc#: 1313629067 Fee: \$46.00
RHSP Fee: \$10.00 Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/16/2013 12:53 PM Pg: 1 of 5

This Indenture is made on November 15, 2011. The Grantor Jiamiene Hsu, party of the first part, of 2008 Midwest Club, Oak Brook, Illinois 60523, for and in consideration of Ten Dollars, and other good and valuable considerations in hand paid, Conveys and Quit Claims as of November 15, 2011, unto Shuelen Angela Hsu, Trustee and said trustee's successors in trust, of 2008 Midwest Club, Oak Brook, Illinois 60523, under the JIAMIENE JIMMY HSU 2011 IRREVOCABLE TRUST AGREEMENT DATED SEPTEMBER 1, 2011 (hereafter referred

to as the "Trust"), said trustee and said trustee's successors in trust being the party of the second part and being sometimes hereafter referred to as the "trustee", regardless of the number of trustees, all of grantors' right, title and interest in and to the following described real estate, situated in Cook County, Illinois, to-wit:

SEE ATTACHED LEGAL DESCRIPTION AND PARCEL IDENTIFICATION NUMBER

PARCEL IDENTIFICATION NUMBER: 17-03-225-079-1075

COMMON STREET ADDRESS: 111 East Chestnut Street, Unit 2B-10, Chicago, IL 60611

To Have and to Hold the said premises, together with all and singular the appurtenances and privileges thereunto belonging or in any wise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever of the said parties of the first part, either in law or equity, either in possession, or expectancy of, to the only proper use, benefit and behoof of the said party of the second part, and unto every successor or successors in trust under said Trust, FOREVER.

Full power and authority are hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof; to dedicate parks, streets, highways or alleys; 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 authority 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 in 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, or 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, trustee deed, mortgage, lease or other instrument executed by said trustee in relation to said real estate shall be

Exempt under provisions of paragraph...
35 ILCS 200/31-45, Real Estate Transfer Tax Law.

11/15/11 *Shuelen Angela Hsu*

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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER	05/15/2013
 	COOK \$0.00
	ILLINOIS: \$0.00
	TOTAL: \$0.00
17-03-225-079-1075 20130501601242 2GK8CG	

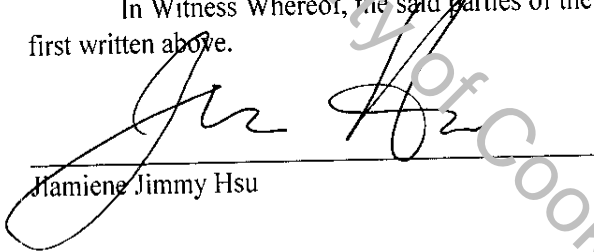
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conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof the trust created by this Indenture and by said Trust was in full force and effect; (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 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 title, estate, rights, powers, authorities, duties and obligations of its, his, her or their predecessor in trust.

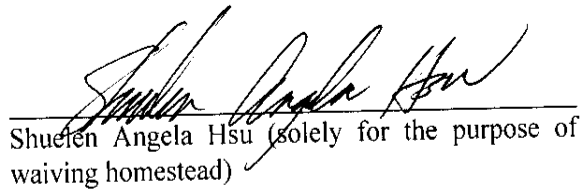
The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary 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 grantors hereby expressly waive 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 homestead, or its equivalent, from sale on execution or otherwise.

In Witness Whereof, the said parties of the first part, have hereunto set their hands and seals as of the date first written above.



Jiamiene Jimmy Hsu

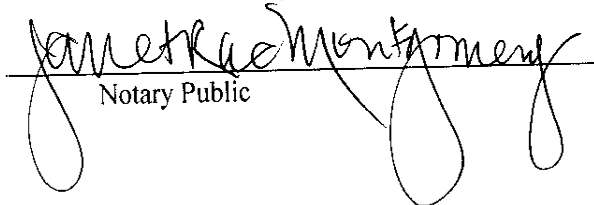


Shuelen Angela Hsu (solely for the purpose of waiving homestead)

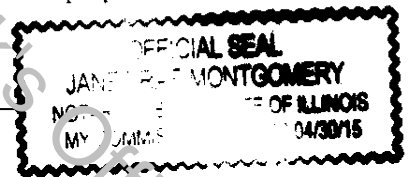
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County and State, DO HEREBY CERTIFY THAT JIAMIENE JIMMY HSU and SHUELEN ANGELA HSU, 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 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 November 15, 2011



Notary Public

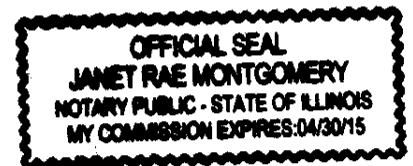


NOTE CHANGE IN TAX BILL INFORMATION

Send Tax Bills & All Tax Notices To:

Shuelen Angela Hsu
2008 Midwest Club
Oak Brook, Illinois 60523

This instrument prepared by:
Janet Rae Montgomery
Daluga & Boland, LLC
200 West Adams, Suite 2500
Chicago, Illinois 60606
Tel: 312-262-5090
Fax: 312-262-3956
jrm@dalugaboland.com



REAL ESTATE TRANSFER	05/15/2013
CHICAGO:	\$0.00
CTA:	\$0.00
TOTAL:	\$0.00



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PARCEL IDENTIFICATION NUMBER: 17-03-225-079-1075

COMMON STREET ADDRESS: 111 East Chestnut Street, Unit 2B-10, Chicago, IL 60611

Legal Description:

PARCEL 1: UNIT 2B-10 IN THE 111 EAST CHESTNUT GARAGE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 2, 2*, 2A, 2A*, 2B, 2C, 2D, 2E, 2G, 2H*, 2I*, 2J*, 2K*, AND 2L*, IN THE MARIA GOULETAS' SUBDIVISION, BEING A SUBDIVISION IN THE SOUTH FRACTIONAL QUARTER OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 08193114; TOGETHER WITH EACH SUCH UNIT'S UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT IN FAVOR OF PARCEL 1 FOR INGRESS, EGRESS, USE AND ENJOYMENT AS CREATED BY THE GRANT OF EASEMENTS RELATING TO THE PREMISES COMMONLY KNOWN AS 111 EAST CHESTNUT, CHICAGO, ILLINOIS, RECORDED DECEMBER 22, 1994 AS DOCUMENT 04074562 MADE BY LASALLE NATIONAL TRUST, N.A., AS TRUSTEE UNDER TRUST AGREEMENT DATED MAY 20, 1993 AND KNOWN AS TRUST NUMBER 118065 OVER AND UPON PROPERTY DESCRIBED THEREIN.

AND THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF THE SUBJECT UNIT SET FORTH IN THE DECLARATION OF CONDOMINIUM.

Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

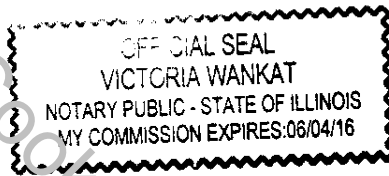
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership 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: November 15, 2011

[Signature]
Grantor or Agent

Subscribed and sworn to before me this 15th day of November, 2011

Victoria Wankat
Notary Public



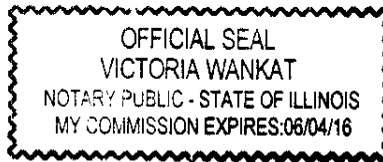
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to 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: November 15, 2011

[Signature]
Grantee or Agent

Subscribed and sworn to before me this 15th day of November, 2011

Victoria Wankat
Notary Public



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