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This Instrument Prepared by:
Timothy P. McHugh, LTD
Attorney
30 W. Butterfield #300
Elmhurst, IL 60126

Doc#: 1323456001 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/22/2013 11:31 AM Pg: 1 of 5

Return To & Mail Tax Statements To:
James E. Breece, III &
Susan P. Breece
2727 Payne Street
Evanston, IL 60201

Order# _____

This space for recording information only

QUITCLAIM DEED

Tax Exempt under 35 ILCS 200/31 45(e)

By: [JAMES E. BREECE, III TRUSTEE] [AUG 6th 2013] DATED
JAMES E. BREECE, III, Trustee

Dated this 6th day of AUGUST, 2013. WITNESSETH, that said GRANTORS, JAMES E. BREECE, III and SUSAN P. BREECE, husband and wife, as tenants in common, whose post office address is 2727 Payne Street, Evanston, IL 60201 for and in consideration of the sum of ONE AND 00/100 (\$1.00) DOLLARS, and other good or valuable considerations in hand paid, the receipt of which is hereby acknowledged, do hereby CONVEY and QUITCLAIM unto JAMES E. BREECE, III, as Trustee of the James E. Breece, III Trust dated June 23, 1999, as to an undivided one-half interest, and SUSAN P. BREECE, as Trustee of the Susan P. Breece Trust dated July 1, 1999, as to an undivided one-half interest, whose post office address 2727 Payne Street, Evanston, IL, title interest in the following described real estate, being situated in Cook County, Illinois, commonly known as: 2727 Payne Street, Evanston, IL 60201, and legally described as follows, to wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT "A"

PIN NO: 10-11-415-025-0000

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

CITY OF EVANSTON
EXEMPTION

[Signature]
CLERK

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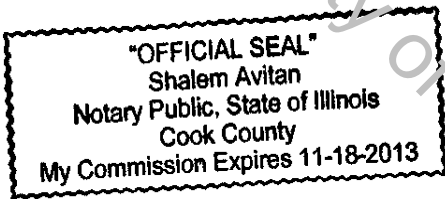
IN TESTIMONY WHEREOF, witness the signature of the Grantor on the date first written above.

Susan P. Breece
SUSAN P. BREECE, Trustee

STATE OF IL)

COUNTY OF COOK)

I hereby certify that the foregoing deed and consideration statement acknowledged and sworn before me this 16 day of AUGUST, 2013, SUSAN P. BREECE, as Trustee of the Susan P. Breece Trust dated July 1, 1999, who is personally known to me or who has produced DRIVERS LICENSE as identification, and who signed this instrument willingly.



[Signature]


NOTARY SIGNATURE
My commission expires on: 11/18/2013

No title search was performed on the subject property by the preparer. The preparer of this deed makes no representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantors/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

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IN TESTIMONY WHEREOF, witness the signature of the Grantor on the date first written above.


JAMES E. BREECE, III, Trustee

STATE OF IL)

COUNTY OF COOK)

I hereby certify that the foregoing deed and consideration statement acknowledged and sworn before me this 6 day of AUGUST, 2013, JAMES E. BREECE, III, as Trustee of the James E. Breece, III Trust dated June 23, 1999, who is personally known to me or who has produced DRIVERS LICENSE as identification, and who signed this instrument willingly.



NOTARY SIGNATURE

My commission expires on: 11/18/2013

"OFFICIAL SEAL"
Shalem Avitan
Notary Public, State of Illinois
Cook County
My Commission Expires 11-18-2013

Property of Cook County Clerk's Office

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EXHIBIT "A"

PARCEL 1:

LOT 11 AND THE WEST 20 FEET OF LOT 12 IN ARTHUR DUNAS SECOND ADDITION TO LINCOLNWOOD BEING A SUBDIVISION OF LOTS 1 TO 5 AND LOT 11 TO 15 INCLUSIVE IN BLOCK 3 IN A. MC DANIEL'S ADDITION TO EVANSTON BEING A SUBDIVISION OF THAT PART OF THE SOUTH EAST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 11, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, SITUATED SOUTH OF EWINGS ADDITION AND WEST OF COUNTY ROAD IN COOK COUNTY, ILLINOIS

PARCEL 2:

THE EAST 1/2 OF VACATED ALLEY LYING EAST OF AND ADJOINING LOT 11 AND THE SOUTH 50 FEET OF THE WEST 1/2 OF SAID VACATED ALLEY ADJOINING PARCEL 1 IN COOK COUNTY, ILLINOIS.

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STATEMENT BY GRANTOR AND GRANTEE

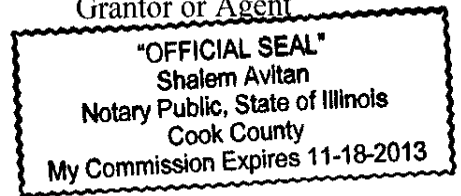
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in land trust is either a. natural person, and Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 AUGUST 6th, 2013 Signature: _____

James E. Bennett
Susan P. Bruce

Grantor or Agent

Subscribed and sworn to before
Me by the said _____
this 6 day of AUGUST,
2013.



NOTARY PUBLIC *[Signature]*

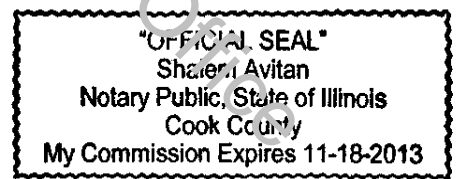
The Grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a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

Date AUGUST 6th, 2013 Signature: _____

James E. Bennett TTEE
Susan P. Bruce TTEE

Grantee or Agent

Subscribed and sworn to before
Me by the said _____
This 6 day of AUGUST,
2013.



NOTARY PUBLIC *[Signature]*

NOTE: Any person who knowingly submits a false statement concerning the identity of 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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)