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QUIT CLAIM DEED

Doc#: 1405010046 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/19/2014 12:48 PM Pg: 1 of 5

The Grantors, **JACK L. ROZLAN** and **DAWN F. ROZLAN**, husband and wife, whose addresses are **159 East Walton Street, Unit #19A, Chicago, Illinois 60611**, in consideration of the sum of Ten and No/100 Dollars (\$10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, CONVEY

AND QUIT CLAIM to **JACK L. ROZLAN**, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

(See Exhibit A attached hereto and made a part hereof)

Permanent Index Number: 17-03 213-020-1020

Property Address: 159 East Walton Street, Unit #19A, Chicago, Illinois 60611

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

Dated this 11th day of September, 2013

City of Chicago
Dept. of Finance

661314



Real Estate
Transfer
Stamp

\$0.00

Batch 7,686,850

Jack L. Rozlan

Jack L. Rozlan

Dawn F. Rozlan

Dawn F. Rozlan

Exempt under the provisions of Paragraph E, Section 4, Real Estate Transfer Tax Act.

By: *Sherry A. Hymnachi*

Buyer, Seller or Representative

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned Notary Public in and for said County and State, do hereby certify that JACK L. ROZRAN, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me and acknowledged that they signed said instrument as their free and voluntary act, for the uses and purposes contained therein, including the release and waiver of the right of homestead.

Witness my hand and seal, this 11th day of September, 2013.



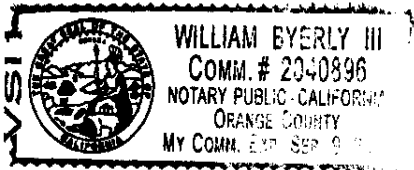
Sherry A. Hojnacki
Notary Public

Commission Expires: 8/30/2014

STATE OF California)
) SS.
COUNTY OF Orange)

I, the undersigned Notary Public in and for said County and State, do hereby certify that DAWN F. ROZRAN, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me and acknowledged that they signed said instrument as their free and voluntary act, for the uses and purposes contained therein, including the release and waiver of the right of homestead.

Witness my hand and seal, this 11th day of February 2014



William Eyerly III
Notary Public

Commission Expires: Sep 9 2017

This instrument was prepared by and after recording return to:

Kathryn Kovitz Arnold, Esq.
SHEFSKY & FROELICH, LTD.
111 East Wacker Drive, Suite 2800
Chicago, Illinois 60601

Send Subsequent Tax Bills to:

Jack L. Rozran
159 East Walton Street, Unit #19A
Chicago, Illinois 60611

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EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1:

UNIT 19A, IN THE PALMOLIVE BUILDING LANDMARK RESIDENCES, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

A PART OF THE NORTH HALF OF LOTS 23 TO 31, BOTH INCLUSIVE, TAKEN AS A TRACT IN ALLMENDINGER'S LAKE SHORE DRIVE ADDITION TO CHICAGO, A SUBDIVISION OF PART OF BLOCK 13 IN THE CANAL TRUSTEE'S SUBDIVISION OF 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 PROPOSED DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR THE PALMOLIVE BUILDING LANDMARK RESIDENCES, A CONDOMINIUM RECORDED DECEMBER 1, 2005, AS DOCUMENT 0333510002 AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR LIGHT, AIR AND VIEW FOR THE BENEFIT OF PARCEL 1 IN, OVER, ABOVE AND ACROSS THE FOLLOWING DESCRIBED AREA: COMMENCING AT A HORIZONTAL PLANE PARALLEL TO AND 63 FEET ABOVE CHICAGO CITY DATUM AND EXTENDING VERTICALLY UPWARDS TO THE ZENITH BEGINNING AT A POINT ON THE SOUTH LINE OF PARCEL 1, 62 FEET EAST OF THE WESTERLY LINE OF SAID PARCEL 1; THENCE SOUTH ALONG A LINE PARALLEL TO AND 62 FEET EAST OF THE WESTERLY LINE OF LOTS 26 AND 27 IN ALLMENDINGER'S LAKE SHORE DRIVE ADDITION TO CHICAGO AFORESAID (SAID WESTERLY LINE OF LOTS 26 AND 27 AFORESAID BEING A CONTINUATION OF THE WESTERLY LINE OF PARCEL 1 EXTENDED SOUTH), A DISTANCE OF 25 FEET TO A POINT IN SAID LOT 26; THENCE EAST ALONG A LINE PARALLEL TO THE SOUTH LINE OF PARCEL 1, A DISTANCE OF 88 FEET EAST TO A POINT IN LOT 24, IN SAID ALLMENDINGER'S LAKE SHORE DRIVE ADDITION TO CHICAGO AFORESAID; THENCE NORTH ALONG A LINE PARALLEL TO THE WESTERLY LINE OF LOTS 26 AND 27 AFORESAID, A DISTANCE OF 25 FEET TO THE SOUTH LINE OF PARCEL 1; THENCE WEST ALONG THE SOUTH LINE OF PARCEL 1, A DISTANCE OF 88 FEET TO THE PLACE OF BEGINNING, AS CREATED BY AGREEMENT BETWEEN THE PALMOLIVE PEET COMPANY, A CORPORATION OF DELAWARE, AND CHICAGO TITLE AND TRUST COMPANY, A CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 25, 1927 AND KNOWN AS TRUST NUMBER 19104, DATED MARCH 31, 1928 AND RECORDED APRIL 30, 1928 AS DOCUMENT 10005790, AND ALSO RECORDED JUNE 21, 1932 AS DOCUMENT 11106014, AND AS CONTINUED AND PRESERVED BY INSTRUMENT DATED DECEMBER 26, 1958 AND RECORDED DECEMBER 26, 1958 AS DOCUMENT 17413316, IN COOK COUNTY, ILLINOIS.

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PARCEL 3:

EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR THE PURPOSES OF STRUCTURAL SUPPORT, INGRESS AND EGRESS, AND UTILITY SERVICES AS SET FORTH IN THE PERPETUAL EASEMENT IN FAVOR OF PARCEL 1 AS CREATED BY THE AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS MADE BY AND BETWEEN PALMOLIVE TOWER CONDOMINIUMS, LLC, A DELAWARE LIMITED LIABILITY COMPANY, PALMOLIVE BUILDING BASE, LLC, A DELAWARE LIMITED LIABILITY COMPANY, PALMOLIVE FAÇADE, LLC, A DELAWARE LIMITED LIABILITY COMPANY AND PALMOLIVE BUILDING RETAIL, LLC, A DELAWARE LIMITED LIABILITY COMPANY DATED JUNE 11, 2003 AND RECORDED JUNE 16, 2003 AS DOCUMENT 0316732050, AND FIRST AMENDMENT RECORDED AUGUST 2, 2005 AS DOCUMENT 0521432093 AND RE-RECORDED NOVEMBER 29, 2005 AS DOCUMENT 0533310137.

PARCEL 4:

THE RIGHT TO THE USE OF TWO (2) VALET PARKING RIGHT(S) KNOWN AS V-46 AND V-47, TO HAVE A PASSENGER VEHICLE PER PARKING RIGHT VALET PARKED IN THE PARKING AREA (AS DEFINED IN THAT CERTAIN DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANT AND BY-LAWS FOR THE PALMOLIVE LANDMARK RESIDENCES, A CONDOMINIUM DATED NOVEMBER 28, 2005 AND RECORDED DECEMBER 1, 2005 AS DOCUMENT 0533510002.

PARCEL 5:

THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE S-67, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0533510002 AND AS AMENDED FROM TIME TO TIME.

Permanent Index Number: 17-03-213-020-1020

Property Address: 159 East Walton Street, Unit #19A, Chicago, Illinois 60611

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or her 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: February 19, 2014

Signature: *Sherry A. Hornick - Agent*
Grantor or Agent

Subscribed and sworn to before me by the said Agent, this 19th day of February, 2014.

Hilda J. Hoagland
Notary Public



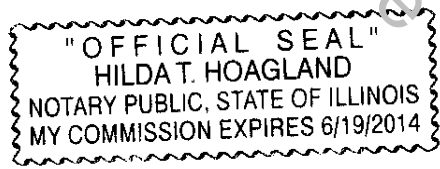
The grantee or her agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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: February 19, 2014

Signature: *Sherry A. Hornick - Agent*
Grantee or Agent

Subscribed and sworn to before me by the said Agent, this 19th day of February, 2014.

Hilda J. Hoagland
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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)