

UNOFFICIAL COPY

Trustee's Deed

Return To:

Kurt J. Anderson
Attorney at Law
230 S. Clark Street
Suite 160
Chicago, IL 60604

Tax Bills To:
Holly M. Hagen
600 S. Dearborn
Unit 404
Chicago, IL 60605



Doc#: 1502919053 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 01/29/2015 11:40 AM Pg: 1 of 3

1/2

THE GRANTOR, **Michelle Luke**, not individually, but as Trustee of the **Michelle Luke Trust** dated **May 14, 2012**, of 600 S. Dearborn, #404, the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten Dollars and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Conveys and Warrants to:

Holly M. Hagen *Hagen*
320 W. Illinois, Chicago, Illinois 60654

the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

SEE EXHIBIT 'A' ATTACHED HERETO AND MADE A PART HEREOF

Known As: 600 S. Dearborn, #404st, Chicago, Illinois 60605

PIN: 17-16-406-030-1058

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said Trustee by the terms of said deed or deeds in trust delivered to said Trustee in pursuance of the trust agreement above mentioned.

SUBJECT TO: (a) General Real Estate Taxes not due and payable at the time of closing; (b) building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; (c) zoning laws and ordinances which conform to the present usage of the premises; (d) public and utility easements which serve the premises; (e) public roads and

Attorneys' Title Guaranty Fund, Inc.
1 S. Wacker Dr., STE 2400
Chicago, IL 60606-4650
Attn: Search Department

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highways, if any; (f) party wall rights and agreements, if any; and (g) limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if application.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever.

Dated: 1/23/2015

Michelle Luke as Trustee
**Michelle Luke, not individually,
but as Trustee of the
Michelle Luke Trust dated May 14, 2012**

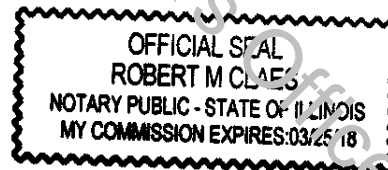
State of Illinois)
County of DePage) SS

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that **Michelle Luke, not individually, but as Trustee of the Michelle Luke Trust dated May 14, 2012**, 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 she signed, sealed and delivered the said instrument as her 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 23rd day of JAN. 2015

Robert M. Claes
Notary Public

My commission expires: 3/25/2018 (seal)



Prepared By: Robert M. Claes
Attorney at Law
2626 83rd Street
Darien, Illinois 60561

REAL ESTATE TRANSFER TAX		28-Jan-2015
	COUNTY:	115.00
	ILLINOIS:	230.00
	TOTAL:	345.00

17-16-406-030-1058 | 20150101658894 | 2-048-620-160

REAL ESTATE TRANSFER TAX		28-Jan-2015
	CHICAGO:	1,725.00
	CTA:	690.00
	TOTAL:	2,415.00

17-16-406-030-1058 | 20150101658894 | 1-267-725-952

UNOFFICIAL COPY*Exhibit "A"*

UNIT NUMBER 404 IN THE TRANSPORTATION BUILDING CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 1 THROUGH 12 BOTH INCLUSIVE, TAKEN AS A SINGLE TRACT OF LAND (EXCEPT THAT PART THEREOF TAKEN FOR DEARBORN STREET) IN THE SUBDIVISION OF BLOCKS 125 AND 136 IN SCHOOL SECTION ADDITION TO CHICAGO IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THAT PART OF SAID TRACT LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +14.51 FEET CHICAGO CITY DATUM AND LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF 26.68 FEET CHICAGO CITY DATUM BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 2.52 FEET NORTH AND 2.25 FEET EAST OF THE SOUTHWEST CORNER OF SAID LOT 12 (THE FOLLOWING COURSES AND DISTANCES ARE ALONG THE INTERIOR FACES OF WALLS OF AN EXISTING 22 STORY BRICK BUILDING); THENCE NORTH 81.42 FEET; THENCE EAST 20.30 FEET; THENCE SOUTH 6.30 FEET; THENCE EAST 23.18 FEET; THENCE NORTH 13.13 FEET; THENCE WEST 16.10 FEET; THENCE NORTH 42.44 FEET; THENCE EAST 17.83 FEET; THENCE NORTH 15.99 FEET; THENCE EAST 12.22 FEET; THENCE SOUTH 146.67 FEET; THENCE WEST 57.54 FEET; WEST TO THE POINT OF BEGINNING, ALSO EXCEPT THAT PART OF SAID TRACT LYING ABOVE HORIZONTAL PLANE HAVING AN ELEVATION OF +14.51 FEET CHICAGO CITY DATUM AND LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +26.68 FEET CHICAGO CITY DATUM BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 2.88 FEET SOUTH AND 2.47 FEET EAST OF THE NORTHWEST CORNER OF SAID LOT 1 (THE FOLLOWING COURSES AND DISTANCES ARE ALONG THE INTERIOR FACES OF WALLS OF AN EXISTING 22 STORY BRICK BUILDING); THENCE EAST 57.32 FEET; THENCE SOUTH 13.08 FEET; THENCE WEST 13.14; THENCE SOUTH 2.20 FEET; THENCE WEST 16.53; THENCE NORTH 44.98 FEET; THENCE EAST 15.60 FEET; THENCE NORTH 12.82 FEET; THENCE WEST 43.38 FEET; THENCE NORTH 74.50 FEET TO THE POINT OF BEGINNING AND EXCEPT FROM SAID TRACT TO FOLLOWING THREE PARCELS LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF 4.10 FEET CHICAGO CITY DATUM AND BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +12.90 FEET CHICAGO CITY DATUM, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT POINT 34.23 FEET SOUTH AND 2.66 FEET WEST OF THE NORTHEAST CORNER OF SAID TRACT (THE FOLLOWING COURSES AND DISTANCES ARE ALONG THE INTERIOR FACES OF WALLS OF SAID 22 STORY BRICK BUILDING); THENCE WEST 20.85 FEET; THENCE SOUTH 27.15 FEET; THENCE EAST 20.85 FEET; THENCE NORTH 27.15 FEET TO THE POINT OF BEGINNING; ALSO EXCEPT THAT PART BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST LINE OF SAID TRACT, 206.04 FEET SOUTH OF THE NORTHEAST CORNER OF SAID TRACT (THE FOLLOWING COURSES AND DISTANCES ARE ALONG THE INTERIOR FACES OF WALLS OF SAID 22 STORY BRICK BUILDING), THE WEST 2.70 FEET; THENCE NORTH 1.12 FEET; THENCE WEST 1.82 FEET; THENCE EAST 2.70 FEET; THENCE NORTH 12.23 FEET TO THE POINT OF BEGINNING, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM, RECORDED AS DOCUMENT 96338677; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

600 S. Dearborn, #404

Chicago IL 60605

PIN: 17-16-406-030-1058