

# UNOFFICIAL COPY



Doc#: 1506213064 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 03/03/2015 01:42 PM Pg: 1 of 4

## TRUSTEE'S DEED

Reserved for Recorder's Office

This indenture made this 14th day of January, 2015 between **CHICAGO TITLE LAND TRUST COMPANY**, a corporation of Illinois, as **Successor Trustee** under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a trust agreement dated the 23th day of December 1972, and known as Trust Number 61271 party of the first part, and

**1101 PROPERTY ASSOCIATES, LLC,**  
a Delaware Limited Liability Company  
party of the second part

whose address is:  
160 Greentree Drive, Suite 101  
Dover, DE 19904

**WITNESSETH**, That said party of the first part, in consideration of the sum of **TEN and no/100 DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE** considerations in hand paid, does hereby **CONVEY AND QUITCLAIM** unto said party of the second part, the following described real estate, situated in DuPage County, Illinois, to wit:

**LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART THEREOF AS EXHIBIT 'A'  
SUBJECT TO ATTACHED HERETO AND MADE A PART THEREOF AS EXHIBIT 'B'**

Property Address: 1101-1109 W. RANDOLPH STREET, CHICAGO, IL 60607  
Permanent Tax Number: 17-08-436-006-0000 AND 17-08-436-007-0000

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoof forever of said party of the second part.

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. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

*Box 400*

#8961330 AP 1 of 3

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IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Assistant Vice President, the day and year first above written.

**CHICAGO TITLE LAND TRUST COMPANY,**  
as Trustee as Aforesaid



By: *Karen M. Finn*  
Karen M. Finn  
Asst. V.P. & Trust Officer

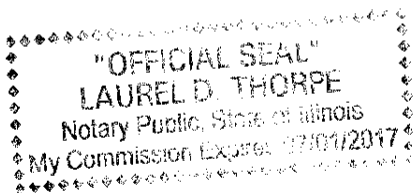
State of Illinois  
County of Cook

SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that the above named Assistant Vice President of **CHICAGO TITLE LAND TRUST COMPANY**, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Assistant Vice President appeared before me this day in person and acknowledged that he/she signed and delivered the said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company; and the said Assistant Vice President then and there caused the corporate seal of said Company to be affixed to said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company.

Given under my hand and Notarial Seal this 14th day of January, 2015.

*Laurel D. Thorpe*  
NOTARY PUBLIC



This instrument was prepared by:  
**CHICAGO TITLE LAND TRUST COMPANY**  
10 S. LaSalle Street  
Suite 2750  
Chicago, IL 60603

AFTER RECORDING, PLEASE MAIL TO:

NAME 1101 PROPERTY ASSOCIATES LLC  
ADDRESS 3 EAST 54TH STREET, SUITE 602  
CITY, STATE NEW YORK, NY 10022  
SEND TAX BILLS TO: SEE ABOVE

REAL ESTATE TRANSFER TAX		22-Jan-2015
	COUNTY:	1,826.25
	ILLINOIS:	3,652.50
	TOTAL:	5,478.75
17-08-436-006-0000   20150101655626   0-300-086-912		

REAL ESTATE TRANSFER TAX		22-Jan-2015
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00
17-08-436-006-0000   20150101655626   0-606-451-328		

I HEREBY DECLARE THAT THE ATTACHED DEED REPRESENTS A TRANSACTION EXEMPT FROM TAXATION UNDER THE CHICAGO TRANSACTION TAX ORDINANCE BY PARAGRAPH(S) 1 OF SECTION 200.1-296 OF SAID ORDINANCE.

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**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

LOTS 1, 2, 3, AND 4 (EXCEPT THE NORTH 35 FEET OF SAID LOTS) IN WILLIAM J. BUNKER'S SUBDIVISION OF BLOCK 43, IN CARPENTER'S ADDITION TO CHICAGO IN SECTION 8, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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## EXHIBIT "B" PERMITTED EXCEPTIONS

Acts of Grantee and those claiming by, through and under Grantee.

General and special taxes and assessments not yet delinquent.

Zoning, building and other governmental and quasi-governmental laws, codes and regulations.

Covenants, conditions, restrictions, and private or public utility easements of record.

PURSUANT TO THE PLAT OF SURVEY BY GREMLEY & BIEDERMANN DATED MARCH 12, 2014  
SURVEY NUMBER 2014-19006-001, THE FOLLOWING:

1. ENCROACHMENT OF THE OVERHEAD SIGN ATTACHED TO THE BUILDING LOCATED ON THE LAND ONTO PUBLIC PROPERTY BY AN UNDISCLOSED AMOUNT.
2. ENCROACHMENT OF A FRAME ON THAT PART OF THE BUILDING FALLING ON LOT 2, ONTO PUBLIC PROPERTY NORTH AND ADJOINING BY .30 FEET.
3. ENCROACHMENT OF THE OVERHEAD LIGHT ONTO PUBLIC PROPERTY EAST AND ADJOINING.