

UNOFFICIAL COPY

TRUSTEE'S DEED

This indenture made this 12th day of June, 2015, between CHICAGO TITLE LAND TRUST COMPANY, a corporation of Illinois, as successor Trustee to LASALLE BANK NATIONAL ASSOCIATION, as 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 21st day of January, 1998 and known as Trust Number 600463-07 party of the first part, and 2331 CHICAGO BUILDING, PSARION, L.L.C., whose address is: 812 Van Buren #1F, Chicago, Illinois 60607, party of the second part.



Doc#: 1517719155 Fee: \$42.00
 RHSP Fee: \$9.00 RPRF Fee: \$1.00
 Affidavit Fee: \$2.00
 Karen A. Yarbrough
 Cook County Recorder of Deeds
 Date: 06/26/2015 02:44 PM Pg: 1 of 3

Reserved for Recorder's Office

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 Cook County, Illinois, to wit:

THE WEST 12 FEET OF LOT 14, ALL OF LOT 15 AND THE EAST 10 FEET OF LOT 16 IN E. MANCHESTER NICHOLS ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE NORTH 1/2 OF BLOCK 8 (EXCEPT THE SOUTH 29.5 FEET THEREOF) IN CANAL TRUSTEES SUBDIVISION OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PROPERTY ADDRESS: 2331-2335 W. Chicago, Avenue, Chicago, Illinois 60622 - 4723

PERMANENT TAX NUMBER: 17-07-100-007-0000

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.

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.

FIDELITY NATIONAL TITLE 999101960
 1 of 5

CHICAGO TITLE LAND TRUST COMPANY,
 as Trustee as Aforesaid

By: Maurice Craig
 Assistant Vice President



CCRD REVIEWER RJ

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State of Illinois
County of DuPage

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 she signed and delivered the said instrument as 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 her own free and voluntary act and as the free and voluntary act of the Company.

Given under my hand and Notarial Seal this **12th** day of **June, 2015**



Patricia Alvarez

NOTARY PUBLIC

This instrument was prepared by:
CHICAGO TITLE LAND TRUST COMPANY
1725 S. Naperville Road,
Wheaton, IL 60189

AFTER RECORDING, PLEASE MAIL TO:

NAME 2331 Chicago Building, Pearson LLC
ADDRESS 812 Van Buren St #1F
CITY, STATE Chicago, IL 60607-3518

OR BOX NO. _____

SEND TAX BILLS TO:

NAME 2331 Chicago Building, Pearson LLC
ADDRESS 812 Van Buren St #1F
CITY, STATE Chicago IL 60607-3518

REAL ESTATE TRANSFER TAX		26-Jun-2015
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
17-07-100-007-0000 20150601698593 1-625-117-568		

REAL ESTATE TRANSFER TAX		26-Jun-2015
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00
17-07-100-007-0000 20150601698593 0-907-760-512		

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

6/25/2015 *[Signature]*
Date Buyer, Seller or Representative

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FIDELITY NATIONAL TITLE INSURANCE COMPANY

20 N. CLARK, SUITE 220, CHICAGO, ILLINOIS 60602

PHONE: (312) 621-5000

FAX: (312) 621-5062

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 or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated June 25, 2015 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the

said Agent

this 25 day of June

2015

Jennifer A Roscop
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 or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated June 25, 2015 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the

said Agent

this 25 day of June

2015

Jennifer A Roscop
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.]