

UNOFFICIAL COPY

This Instrument Prepared By and
Upon Recordation Return To:

Karen K. MacKay, Esq.
BURKE, WARREN, MacKAY
& SERRITELLA, P.C.
330 North Wabash Avenue, 21st Floor
Chicago, Illinois 60611



Doc#: 1527916092 Fee: \$44.00
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/06/2015 04:21 PM Pg: 1 of 4

WARRANTY DEED IN TRUST

THIS INDENTURE WITNESSETH, that the Grantor, JAMES EMBRESCIA, a single man, of 811 Chicago Avenue, Unit #808, Evanston, Illinois 60202, for and in consideration of the sum of Ten and No/100 (\$10.00) Dollars, and other good and valuable consideration in hand paid, receipt of which is hereby acknowledged, CONVEYS and WARRANTS unto Grantee, JAMES EMBRESCIA, not individually, but as Trustee of the JAMES EMBRESCIA 2001 LIVING TRUST dated August 3, 2001, of 811 Chicago Avenue, Unit #808, Evanston, Illinois 60202, and unto all and every successor in trust or assign, all interest in the following described real estate situated in the County of Cook in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT A

Commonly known as: Unit #808, 811 Chicago Avenue, Evanston, Illinois 60202
Permanent Real Estate Index Number: 11-19-401-006-0000

Subject To: General real estate taxes for the year 2014 and subsequent years, not yet due and payable; covenants, conditions and restrictions of record; public and private utility and access easements; zoning and building laws and ordinances; building lines; matters of survey; and all matters of public record.

Dated this 24 day of AUGUST, 2015


James Embrescia

UNOFFICIAL COPY

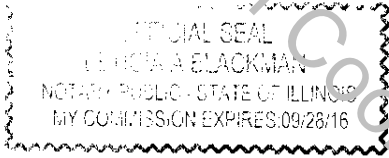
STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

The undersigned, a Notary Public in and for said County, in the State aforesaid, does hereby certify that JAMES EMBRESCIA, a single man, 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 he signed, sealed and delivered said instrument as his free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 24 day of August, 2015.

Lucia A. Blackman

Notary Public



My Commission Expires: 9/28/2016

EXEMPT UNDER PROVISIONS OF SECTION 31-45, PARAGRAPH (E), REAL ESTATE TRANSFER TAX ACT 35 ILCS 200/31, et. seq.; AND COOK COUNTY ORD. 93-0 27 PAR. E

James Embrescia
James Embrescia

Dated: 24 AUG, 2015

MAIL SUBSEQUENT TAX BILLS TO:
James Embrescia, Trustee
811 Chicago Avenue, Unit #808
Evanston, Illinois 60202

UNOFFICIAL COPY

EXHIBIT A

Legal Description

PARCEL 1:

UNIT 808 IN 811 CHICAGO AVENUE CONDOMINIUM AS DELINEATED ON A SURVEY OF:

LOT 1 IN NORTHLIGHT CONSOLIDATION OF LOTS 9 AND 10 AND THE NORTH 7 FEET OF LOT 11 IN BLOCK 11 IN WHITE'S ADDITION TO EVANSTON IN THE SOUTHEAST 1/4 OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 12, 1996 AS DOCUMENT NO. 96939209 IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 23, 1997 AS DOCUMENT NO. 97,966,087, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

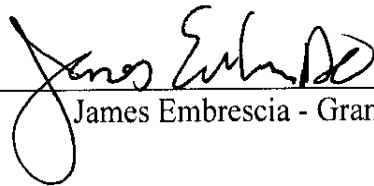
THE EXCLUSIVE RIGHT TO USE OF PARKING SPACE P-50 AND STORAGE LOCKER L-50, LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED TO THE AFORESAID DECLARATION.

UNOFFICIAL COPY

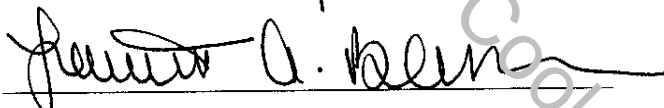
STATEMENT BY GRANTOR AND GRANTEE

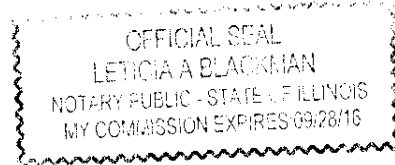
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire 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 24, 2015


James Embrescia - Grantor

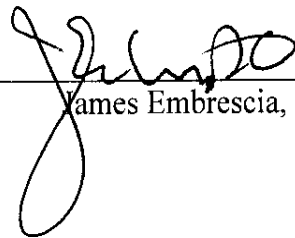
Subscribed and Sworn to before me
this 24 day of August, 2015


(Notary Public)

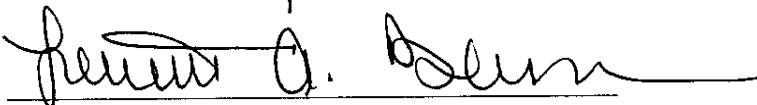


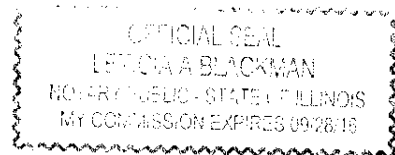
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire 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: August 24, 2015


James Embrescia, Trustee - Grantee

Subscribed and Sworn to before me
this 24 day of August, 2015


(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