

UNOFFICIAL COPY

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TRUSTEE'S DEED

Reserved for Recorder's Office

This indenture made this 30th day of **October, 2015**, between **CHICAGO TITLE LAND TRUST COMPANY**, a corporation of Illinois, as successor trustee to LaSalle Bank National Association, successor trustee to American National Bank and Trust Company of Chicago, 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 31st day of **February, 1998**, and known as Trust Number **123808-04**, party of the first part, and **COMMUNITY HOUSING PARTNERS II L.P.**, an **Illinois Limited Partnership** whose address is:
36 S. Wabash, Suite 1310
Chicago, Illinois 60603
party of the second part.



Doc#: 1533444034 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/30/2015 02:53 PM Pg: 1 of 5

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:

FOR THE LEGAL DESCRIPTION SEE ATTACHED EXHIBIT "A", CONSISTING OF TWO (2) PAGES, WHICH IS EXPRESSLY INCORPORATED HEREIN AND MADE A PART HEREOF.

Exempt under the provisions of 35 ILCS 200/31-45(e), Real Estate Transfer Tax Act and Ch. 3-33-060(E) of the Chicago Real Property Transfer Tax Ordinance.

BY: *Douglas J. Antonie* Date: 10-30-2015

Permanent Tax Numbers: See attached Exhibit "A" (consisting of two (2) pages)

together with the tenements and appurtenances thereunto belonging.

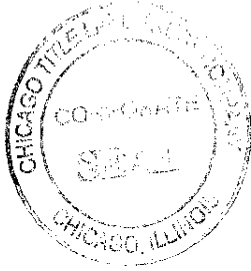
TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoof forever of said party of the second part.

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.

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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 Trust Officer, the day and year first above written.



CHICAGO TITLE LAND TRUST COMPANY,
as successor trustee as aforesaid

By: *Harriet Denisewicz*
Harriet Denisewicz
Trust Officer

State of Illinois)
) ss.
County of Cook)

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that the above named Trust Officer 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 Trust Officer 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 Trust Officer 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 **30th** day of **October, 2015**.



Lidia Marinca
NOTARY PUBLIC

PROPERTY ADDRESS
3500-~~3500~~ S. Cottage Grove
Chicago, Illinois 60653
3544

This instrument was prepared by:
Harriet Denisewicz
CHICAGO TITLE LAND TRUST COMPANY
10 South LaSalle Street
Suite 2750
Chicago, IL 60603

AFTER RECORDING, PLEASE MAIL TO:

NAME Community Housing Partners II L.P.
ADDRESS 39 S. Wabash, Suite 131
CITY, STATE, ZIP CODE Chicago IL 60603

SEND TAX BILLS TO:

NAME: same as above
ADDRESS _____
CITY, STATE, ZIP CODE _____

City of Chicago
Dept. of Finance
697998



Real Estate
Transfer
Stamp

11/30/2015 14:39
37874

\$0.00

Batch 10,878,796

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EXHIBIT A
Legal Description

***PARCEL 1:

THAT PART OF LOTS 53, 54, 55, 56 AND 57 TAKEN AS A TRACT, ALL IN ELLIS' EAST ADDITION TO CHICAGO, A SUBDIVISION IN SECTIONS 34 AND 35, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF EAST 35TH STREET, (BEING A LINE 33.00 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID LOT 53) WITH THE NORTHEASTERLY LINE OF SOUTH COTTAGE GROVE AVENUE (BEING A LINE 33.00 FEET NORTHEASTERLY OF AND PARALLEL WITH THE SOUTHWESTERLY LINE OF SAID LOTS 53 TO 57); THENCE SOUTHEASTERLY 225.415 FEET ALONG SAID NORTHEASTERLY LINE OF SOUTH COTTAGE GROVE AVENUE TO THE POINT OF INTERSECTION WITH A LINE 212.00 FEET (MEASURED PERPENDICULARLY) SOUTH OF AND PARALLEL WITH SAID SOUTH LINE OF EAST 35TH STREET; THENCE EAST 184.76 FEET ALONG SAID LINE 212.00 FEET SOUTH OF AND PARALLEL TO A POINT; THENCE SOUTH 160.50 FEET ALONG A LINE DRAWN PERPENDICULARLY TO THE LAST DESCRIBED LINE; THENCE WEST 126.766 FEET ALONG A LINE DRAWN PARALLEL WITH SAID SOUTH LINE OF EAST 35TH STREET TO A POINT ON SAID NORTHEASTERLY LINE OF SOUTH COTTAGE GROVE AVENUE; THENCE SOUTHEASTERLY 236.879 FEET ALONG SAID NORTHEASTERLY LINE OF SOUTH COTTAGE GROVE AVENUE, TO A POINT ON THE NORTHWESTERLY LINE OF EAST 36TH STREET AS PER ORDINANCE PASSED DECEMBER 21, 1885 AND CONFIRMED FEBRUARY 15, 1887; THENCE NORTHEASTERLY 168.334 FEET ALONG SAID NORTHWESTERLY LINE OF EAST 36TH STREET TO A POINT OF CURVE; THENCE NORTHEASTERLY 70.87 FEET ALONG THE ARC OF A CIRCLE OF 178.00 FEET RADIUS CONVEX TO THE SOUTHEAST TO A POINT OF TANGENCY; THENCE NORTHEASTERLY 32.197 FEET TO A POINT ON THE SOUTHWESTERLY LINE OF SOUTH ELLIS AVENUE, (BEING A LINE 33.00 FEET SOUTHWESTERLY OF AND PARALLEL WITH THE NORTHEASTERLY LINE OF SAID LOTS 53 TO 57); THENCE NORTHWESTERLY 624.987 FEET ALONG SAID SOUTHWESTERLY LINE OF SOUTH ELLIS AVENUE TO A POINT ON SAID SOUTH LINE OF EAST 35TH STREET; THENCE WEST 233.00 FEET ALONG SAID SOUTH LINE TO THE PLACE OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF LOTS 87, 88, 89 AND 90, TAKEN AS A TRACT, ALL IN ELLIS' EAST ADDITION TO CHICAGO, A SUBDIVISION IN SECTIONS 34 AND 35, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE POINT OF INTERSECTION OF THE SOUTH LINE OF EAST 35TH STREET (BEING A LINE 33.00 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID LOT 90) WITH THE NORTHEASTERLY LINE OF SOUTH ELLIS AVENUE (BEING A LINE 33.00 FEET NORTHEASTERLY OF AND PARALLEL WITH THE SOUTHWESTERLY LINE OF SAID LOTS 87 TO 90); THENCE SOUTHEASTERLY 577.299 FEET ALONG SAID NORTHEASTERLY LINE OF SOUTH ELLIS AVENUE TO A POINT ON THE NORTHWESTERLY LINE OF EAST 36TH STREET AS PER ORDINANCE PASSED DECEMBER 21, 1885 AND CONFIRMED FEBRUARY 15, 1887; THENCE NORTHEASTERLY 270.65 FEET ALONG SAID NORTHWESTERLY LINE OF EAST 36TH STREET TO A POINT ON THE SOUTHWESTERLY LINE OF SOUTH LAKE PARK AVENUE (BEING A LINE 33.00 FEET SOUTHWESTERLY OF AND PARALLEL WITH THE NORTHEASTERLY LINE OF SAID LOTS 87 TO 90); THENCE NORTHWESTERLY 452.86 FEET ALONG SAID SOUTHWESTERLY LINE OF SOUTH LAKE PARK AVENUE TO A POINT ON SAID SOUTH LINE OF EAST 35TH STREET; THENCE WEST 257.46 FEET ALONG SAID SOUTH LINE TO THE PLACE OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.***

Continued...

Exhibit A – continued...

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17-34-406-002-0000, Vol. 527, Affects: Part of Parcel 1,
 17-34-406-009-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-010-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-011-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-012-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-013-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-014-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-015-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-016-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-017-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-018-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-019-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-020-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-027-0000, Vol. 527, Affects: Part of Parcel 1 and other property
 17-34-406-028-0000, Vol. 527, Affects: Part of Parcel 1 and other property
 17-34-406-029-0000, Vol. 527, Affects: Part of Parcel 1 and other property
 17-34-406-030-0000, Vol. 527, Affects: Part of Parcel 1 and other property
 17-34-406-031-0000, Vol. 527, Affects: Part of Parcel 1 and other property
 17-34-406-032-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-033-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-034-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-035-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-036-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-037-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-038-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-039-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-040-0000, Vol. 527, Affects: Part of Parcel 1 and other property
 17-34-406-043-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-048-0000, Vol. 527, Affects: Part of Parcel 1 and other property
 17-34-406-049-0000, Vol. 527, Affects: Part of Parcel 1 and other property
 17-34-406-050-0000, Vol. 527, Affects: Part of Parcel 1
 17-34-406-051-0000, Vol. 527, Affects: Part of Parcel 1 and other property
 17-34-407-001-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-002-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-003-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-004-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-017-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-018-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-025-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-026-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-032-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-033-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-035-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-036-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-038-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-039-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-040-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-041-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-042-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-043-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-044-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-045-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-046-0000, Vol. 527, Affects: Part of Parcel 2
 17-34-407-047-0000, Vol. 527, Affects: Part of Parcel 2

Address: 3500-³⁵⁴⁴~~3555~~ S. Cottage Grove Avenue, Chicago, Illinois, 60653

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STATEMENT BY GRANTOR AND GRANTEE

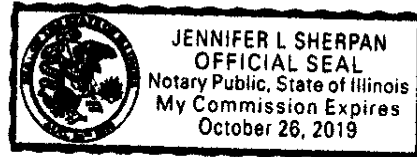
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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: 11-2, 2015.

Signature: *[Handwritten Signature]*
Grantor or Agent

SUBSCRIBED and SWORN to before me by the said Grantor or Agent this 2nd day of November, 2015.

[Handwritten Signature]
Notary Public



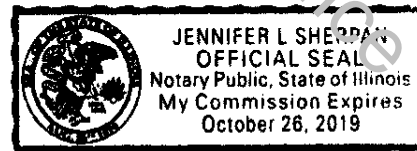
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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: 11-2, 2015.

Signature: *[Handwritten Signature]*
Grantee or Agent

SUBSCRIBED and SWORN to before me by the said Grantee or Agent this 2nd day of November, 2015.

[Handwritten Signature]
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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)