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PREPARED BY:

Morton J. Rubin, P.C.
3330 Dundee Road, Suite C4
Northbrook, IL 60062

Doc#: 1606333016 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/03/2016 09:46 AM Pg: 1 of 2

MAIL TAX BILL TO:

Paula M. Philbrook
1600 W. Chase Ave. Unit 1A
Chicago, IL 60626

MAIL RECORDED DEED TO:

Scott Berman Paula Philbrook
9816 Keeler Ave. 1600 W. CHASE
Skokie, IL 60076

UNIT 1A
CHICAGO, IL 60626

112

WARRANTY DEED
Statutory (Illinois)

THE GRANTOR(S), Bella Thomas, n/k/a Rodojka Stojovic, As Co-Trustee of the Beri Trust dated September 27, 2002 and Bella Thomas, n/k/a Rodojka Stojovic, As Successor Co-Trustee of the Beri Trust dated September 27, 2002, of the City of Chicago, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to Paula M. Philbrook, A Single Woman, of 1225 W. Norwood St. #2, Chicago, Illinois 60640, all right, title, and interest in the following described real estate situated in the County of COOK, State of Illinois, to wit:

PARCEL 1:

UNIT NUMBER 1-A IN THE 1600 W. CHASE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 20 IN BLOCK 4 IN F. H. DOLAND'S SUBDIVISION OF THE EAST 414.5 FEET OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, AND THE WEST 175 FEET OF SECTION 29, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE CHICAGO EVANSTON AND LAKE SUPERIOR RAILROAD AND THE INDIAN BOUNDARY LINE IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0535539023; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-1 AND COURTYARD AS TO UNIT 1-A, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT "D" TO THE AFORESAID DECLARATION, AS AMENDED FROM TIME TO TIME, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 11-30-422-033-1001

Property Address: 1600 W. Chase Ave. Unit 1A, Chicago, IL 60626

Subject, however, to the general taxes for the year of Second Installment 2015 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois. **THIS IS NOT HOMESTEAD PROPERTY.**

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

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Dated this 26 day of February, 2016

THE BERI TRUST DATED SEPTEMBER 27, 2002

X Bella Thomas
BELLA THOMAS, CO-TRUSTEE

n/k/a

X Radojka Stojovic
RODOJKA STOJOVIC, CO-TRUSTEE

X Bella Thomas
BELLA THOMAS, SUCCESSOR CO-TRUSTEE

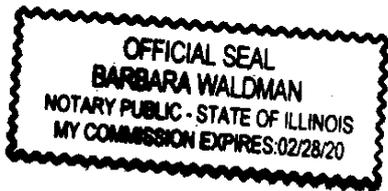
n/k/a

X Radojka Stojovic
RODOJKA STOJOVIC, SUCCESSOR CO-TRUSTEE

STATE OF IL)
COUNTY OF Cook) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Bella Thomas, n/k/a Rodojka Stojovic, As Co-Trustee of the Beri Trust dated September 27, 2002 and Bella Thomas, n/k/a Rodojka Stojovic, Successor Co-Trustee of the Beri Trust dated September 27, 2002, is personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their 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 notarial seal, this 25 day of February, 2016
Barbara Waldman
Notary Public



My commission expires: _____

REAL ESTATE TRANSFER TAX		01-Mar-2016
	COUNTY:	62.50
	ILLINOIS:	125.00
	TOTAL:	187.50

11-30-422-033-1001 | 20160201672922 | 0-295-156-288

REAL ESTATE TRANSFER TAX		01-Mar-2016
	CHICAGO:	937.50
	CTA:	375.00
	TOTAL:	1,312.50 *

11-30-422-033-1001 | 20160201672922 | 1-324-907-072

* Total does not include any applicable penalty or interest due.