

# UNOFFICIAL COPY



## WARRANTY DEED Individual to Living Trust

Doc#: 1619416018 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 07/12/2016 11:34 AM Pg: 1 of 4

THE GRANTOR, **JOSEPH VANELLA III**, an unmarried man, of the Village of Naperville, County of Will, State of Illinois for the consideration of One Dollar (\$1.00) and other good and valuable consideration

paid, to the grantee in hand paid, CONVEYS and WARRANTS to **JOSEPH VANELLA III, TRUSTEE, OR HIS SUCCESSORS IN INTEREST, OF THE JOSEPH VANELLA, III LIVING TRUST DATED FEBRUARY 12, 2016, AND ANY AMENDMENTS THERETO**, 2412 Shaker Court, Naperville, IL 60564, all interest in the following described real estate situated in Cook County, State of Illinois to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO

Permanent Real Estate Index Number(s): 17-10-400-043-1118 and 17-10-400-043-1355

Address(es) of Real Estate: 450 E. Waterside Drive, Unit #1211, Chicago, IL 60601 and parking space P-155

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 17<sup>th</sup> day of February, 2016.

  
\_\_\_\_\_  
JOSEPH VANELLA III

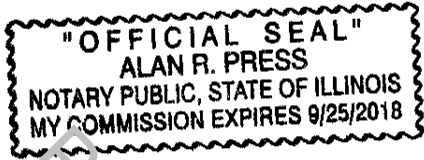
STATE OF ILLINOIS, COUNTY OF LAKE ss.

I, the undersigned, a Notary Public in and for said county, in the State aforesaid, DO HEREBY CERTIFY that **JOSEPH VANELLA III**, an unmarried 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

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and delivered the said instrument as a 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 official seal, this 17<sup>th</sup> day of February, 2016.



Alan R. Press  
Notary Public


Send Subsequent Tax Bills To: **JOSEPH VANELLA III**, 2412 Shaker Court,  
Naperville, IL 60564

## COUNTY - ILLINOIS TRANSFER STAMPS



Exempt Under Provision of  
Paragraph 2 Section 4,  
Real Estate Transfer Act  
Date: 2-17-16

Prepared By AND MAIL TO:  
Alan R. Press, Attorney At Law, P.C.  
250 Parkway Drive, Suite 150  
Lincolnshire, Illinois 60069

Signature: Alan R. Press

REAL ESTATE TRANSFER TAX	01-Jul-2016
	CHICAGO: 0.00
	CTA: 0.00
	TOTAL: 0.00 *

17-10-400-043-1118 | 20160601616297 | 0-532-469-055  
\* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX	12-Jul-2016
 	COUNTY: 0.00
	ILLINOIS: 0.00
	TOTAL: 0.00

17-10-400-043-1118 | 20160601616297 | 0-374-426-944

**UNOFFICIAL COPY****Exhibit A****Parcel 1:**

Unit 1211 and Parking Space P-155, together with the exclusive right to use Storage Space S-40, a limited common element, in The Chandler Condominiums, as delineated on a survey of the following described real estate:

Lot 7, except the east 16.85 feet thereof (as measured perpendicularly to the east line of said lot 7), in Lakeshore East subdivision, being a subdivision of part of the lands lying east of and adjoining Fort Dearborn addition to Chicago, said addition being in the southwest fractional quarter of Section 10, Township 39 North, Range 14 east of the Third Principal Meridian, according to the plat of said Lakeshore East subdivision recorded March 4, 2003 as document 0030301045, in Cook County, Illinois;

which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as Document No. 0719315075 together with its undivided percentage interest in the common elements.

**Parcel 2:**

Non-Exclusive Easements appurtenant to and for the benefit of Parcel 1, including easements for access to improvements being constructed over temporary construction easement areas, for pedestrian and vehicular ingress and egress on, over, through and across the streets, and to utilize the utilities and utility easements, all as more particularly defined, described and created by Declaration of Covenants, Conditions, Restrictions and Easements for Lakeshore East made by and between Lakeshore East LLC, Lakeshore East Parcel P LLC, and ASN Lakeshore East LLC dated as of June 26, 2002 and recorded July 2, 2002 as document 0020752020, as amended by First Amendment to Declaration Of Covenants, Conditions, Restrictions and Easements for Lakeshore East executed by Lakeshore East LLC dated as of March 3, 2003 and recorded March 7, 2003 as document number 0030322531 and as further amended by Second Amendment To Declaration Of Covenants, Conditions, Restrictions And Easements for Lakeshore East executed by Lakeshore East LLC dated as of November 18, 2004 and recorded November 19, 2004 as document number 0501919099 and Third Amendment To Declaration Of Covenants, Conditions, Restrictions And Easements for Lakeshore East executed by Lakeshore East LLC, dated February 24, 2005 and recorded February 25, 2005 as document number 0505632009 and Fourth Amendment To Declaration Of Covenants, Conditions, Restrictions And Easements for Lakeshore East executed by Lakeshore East LLC dated as of February 24, 2005 and recorded February 25, 2005 as document number 0505632012 and last amended by the Fifth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for Lakeshore East executed by Lakeshore East LLC dated as of October 27, 2006 and recorded November 9, 2006 as document 0631333004 and subsequently re-recorded on February 9, 2007 as document 0704044062.

**Parcel 3:**

Non-exclusive easements appurtenant to and for the benefit of Parcel 1 as created by the Declaration of Easements, Reservations, Covenants and Restrictions recorded July 12, 2007 as document number 0719315076 for support, common walls, ceilings and floors, equipment and utilities, ingress and egress, maintenance and encroachments, over the land described therein.

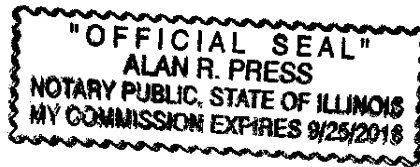
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## STATEMENT OF GRANTOR/GRANTEE

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 7-5, 2016 Signature: Sarah Tetz  
Grantor or Agent

Subscribed and sworn to before me by the said SARAH TETZ this 5th day of JULY,  
Notary Public Alan R. Press



The grantee 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 7-5, 2016 Signature: Sarah Tetz  
Grantee or Agent

Subscribed and sworn to before me by the said SARAH TETZ this 5th day of JULY, 2016.  
Notary Public Alan R. Press



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 AB) to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.