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FIDELITY NATIONAL TITLE
SC17004315
TRUSTEE'S DEED

Doc#. 1709318055 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/03/2017 11:24 AM Pg: 1 of 3

Dec ID 20170301630557
ST/CO Stamp 0-454-691-520 ST Tax \$330.00 CO Tax \$165.00
City Stamp 1-962-080-960 City Tax: \$3,465.00

THE GRANTOR(S), Deborah Klawans Fiedler, successor trustee of the Henriette L. Klawans Trust dated August 21, 2014, of Chicago, IL., for and in consideration of \$10.00 in hand paid, convey(s) and warrant(s) to Zbigniew and Izabela Matyjas, husband and wife, as Joint Tenants, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

Legal Description Attached

SUBJECT TO: General Real Estate taxes for 2016 and subsequent years; covenants, conditions and restrictions of record; building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.


Hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

Permanent Index Number: 17-03-106-027-1013



Address of Real Estate: 1325 N. State Pkwy., #6A
Chicago, Il. 60610

Dated this 29th day of March, 2017

Deborah Klawans Fiedler
Deborah Klawans Fiedler, Successor Trustee

REAL ESTATE TRANSFER TAX		31-Mar-2017
	CHICAGO:	2,475.00
	CTA:	990.00
	TOTAL:	3,465.00 *
17-03-106-027-1013 20170301630557 1-962-080-960		

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

REAL ESTATE TRANSFER TAX		31-Mar-2017
	COUNTY:	165.00
	ILLINOIS:	330.00
	TOTAL:	495.00
17-03-106-027-1013 20170301630557 0-454-691-520		

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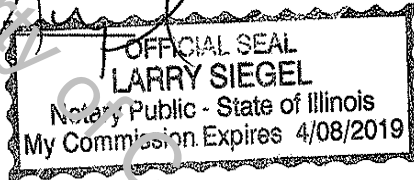
STATE OF ILLINOIS)

COUNTY OF DUPAGE)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Deborah Klawans Fiedler, personally known to me to be the person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed, and delivered the said instrument as their free and voluntary act, for the uses and purposes set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 27th day of March, 2017

Notary Public



Prepared By:

Larry Siegel
Attorney at Law
1203 Lee St.
Evanston, Il., 60202

When recorded mail to:

Markian Lewun
Attorney at Law
4801 W. Peterson Ave., #200
Chicago, Il., 60646

Tax bills to:

Property of Cook County Clerk's Office

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EXHIBIT A

Order No.: SC17004315

For APN/Parcel ID(s): 17-03-106-027-1013

For Tax Map ID(s): 17-03-106-027-1013

UNIT 6A IN THE AMBASSADOR HOUSE CONDOMINIUM AS DELINEATED ON SURVEY OF LOTS 4, 5, 6 AND 7 IN BLOCK 4 IN H. O STONE'S SUBDIVISION OF ASTOR'S ADDITION TO CHICAGO IN SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS (HEREINAFTER REFERRED TO AS PARCEL), WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY AMALGAMATED TRUST AND SAVINGS BANK AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 15, 1977 AND KNOWN AS TRUST NUMBER 1325, RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS AS DOCUMENT 24132176, AND AMENDED BY DOCUMENT 87103874 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY).

Cook County Clerk's Office