

This indenture made this **15th** day of **May, 2017**, between **CHICAGO TITLE LAND TRUST COMPANY**, a corporation of Illinois, successor trustee to **LASALLE BANK NATIONAL ASSOCIATION**, as Trustee 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 **1st** day of **September, 1996**, and known as Trust Number 121993-03, party of the first part, and **KATHLEEN A. TOLZIFN, SUCCESSOR TRUSTEE OF THE THOMAS J. AND ELAINE K. EVANS DECLARATION OF TRUST DATED 2/3/05** WHOSE ADDRESS IS: **1220 N. PINE AVENUE ARLINGTON HEIGHTS, IL 60004** party of the second part.



Doc# 1717255158 Fee \$44.00
 RHSP FEE:\$9.00 RPRF FEE: \$1.00
 AFFIDAVIT FEE: \$2.00
 KAREN A. YARBROUGH
 COOK COUNTY RECORDER OF DEEDS
 DATE: 06/21/2017 02:24 PM PG: 1 OF 4

Reserved for Recorder's Office

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

SEE LEGAL DESCRIPTION RIDER ATTACHED HERETO AND MADE A PART HEREOF

Property Address: See attached Exhibit "A" for property address

Permanent Tax Number: See attached Exhibit "A" for Permanent Real Estate Index Numbers

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 here be) of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

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 Assistant Vice President, the day and year first above written.

CHICAGO TITLE LAND TRUST COMPANY,
 as Trustee as Aforesaid

By: Mary M. Bray
 Mary M. Bray - Assistant Vice President



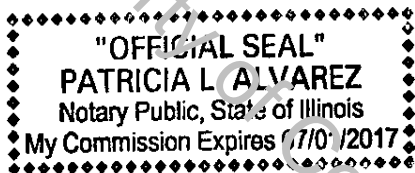
UNOFFICIAL COPY

State of Illinois
County of DuPage

SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that the above named Mary M. Bray - Assistant Vice President 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 Assistant Vice President appeared before me this day in person and acknowledged that he/she signed and delivered the said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company; and the said Assistant Vice President then and there caused the corporate seal of said Company to be affixed to said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company.

Given under my hand and Notarial Seal this **15th** day of May, 2017.



Patricia Alvarez

NOTARY PUBLIC

This instrument was prepared by:
CHICAGO TITLE LAND TRUST COMPANY
1701 Golf Road, Suite 1-101
Rolling Meadows, Illinois 60008

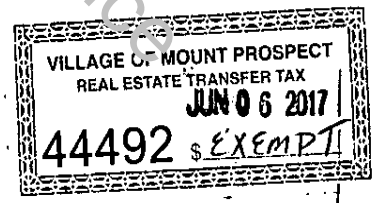
AFTER RECORDING, PLEASE MAIL TO:

NAME Steven M. ROGERS, ESQ
ADDRESS 3375 F N. ARLINGTON HTS RD BOX NO. _____
CITY, STATE, ZIP Arlington HTS, IL

SEND TAX BILLS TO:

NAME Tozien
ADDRESS 1220 N. Pine Ave
CITY, STATE, ZIP Arlington HTS, IL 60004

EXEMPT under Para. E,
Sec. 31-45, Real Estate
Transfer Tax Law
5/15/17 *for Rogers*
Representative



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EXHIBIT "A"

PARCEL: 1

UNIT 302 IN LAKESIDE CONDOMINIUM BUILDING 'A', AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS 'PARCEL'): THAT PART OF LOT 1 IN KENROY'S HUNTINGTON, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 1; THENCE SOUTH 88 DEGREES 59 MINUTES 01 SECONDS WEST, 673.17 FEET ALONG THE SOUTH LINE OF SAID LOT, BEING ALSO THE NORTH LINE OF THE COMMONWEALTH EDISON COMPANY RIGHT OF WAY; THENCE SOUTH 79 DEGREES 30 MINUTES 45 SECONDS WEST, 215.00 FEET ALONG THE SOUTHEASTERLY LINE OF SAID LOT TO THE POB OF THE HEREBIN DESCRIBED PARCEL OF LAND; THENCE CONTINUING SOUTH 79 DEGREES 30 MINUTES 45 SECONDS WEST, 146.00 FEET ALONG SAID SOUTHEASTERLY LINE; THENCE NORTH 10 DEGREES 29 MINUTES 15 SECONDS WEST, A DISTANCE OF 150.792 FEET; THENCE SOUTH 84 DEGREES 44 MINUTES 38 SECONDS WEST, A DISTANCE OF 99.929 FEET; THENCE NORTH 5 DEGREES 15 MINUTES 22 SECONDS WEST, A DISTANCE OF 126.00 FEET TO A POINT ON THE SOUTHERLY LINE OF THE EASEMENT RECORDED IN DOCUMENT NO. 21401332 AND LR 2543467; THENCE EASTERLY ALONG THE SAID SOUTHERLY LINE, NORTH 84 DEGREES 44 MINUTES 38 SECONDS EAST, A DISTANCE OF 50.00 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG A CURVED LINE, CONVEXED TO THE SOUTHEAST OF 247.00 FEET IN RADIUS, FOR ARC LENGTH 198.857 FEET; THENCE SOUTHEASTERLY ALONG A LINE BEING PERPENDICULAR TO THE SOUTHEASTERLY LINE OF SAID LOT 1, SOUTH 10 DEGREES 29 MINUTES 15 SECONDS EAST, A DISTANCE OF 340.087 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'D' TO DECLARATION MADE BY FREDIANI DEVELOPERS, INCORPORATED, RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 22850026; TOGETHER WITH ITS UNDIVIDED PER CENT INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) IN COOK COUNTY, ILLINOIS

PARCEL 2:

EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN AND CREATED BY DECLARATION OF EASEMENT DATED FEBRUARY 11, 1971 AND RECORDED AND FILED FEBRUARY 19, 1971 AS DOCUMENT NO. 21401332 AND LR DOCUMENT NO. 2543467 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS

Property Address: 601 Huntington Commons Road, Apt. 302
Mount Prospect, Illinois 60056

P.I.N: 08-14-401-078-1007

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.

Chicago Title Land Trust Company, solely
a/t/w/t #121993-03 and not personally

Dated May 15, 2017

Signature: BY: *Mary M. Gray*

Grantor or Agent
MARY M. GRAY TRUST OFFICER

Subscribed and sworn to before me
by the said MARY M. GRAY TRUST OFFICER,
dated May 15, 2017

"OFFICIAL SEAL"
PATRICIA L. ALVAREZ
Notary Public, State of Illinois
My Commission Expires 07/01/2017

Notary Public *Patricia Alvarez*

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 title to real estate under the laws of the State of Illinois.

Dated 5-15-17

Signature: *Chris A. Rogers*
Grantee or Agent

Subscribed and sworn to before me
by the said *SM Rogers*,
dated 5-15-17

Notary Public *Chris A. Rogers*

OFFICIAL SEAL
CHRIS A. ROGERS
NOTARY PUBLIC, STATE OF ILLINOIS
DU PAGE COUNTY
MY COMMISSION EXPIRES MAY 29, 2017

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

NOTE: LAND TRUSTEE IS NEITHER "GRANTEE OR AGENT" OF AN ASSIGNMENT OF BENEFICIAL INTEREST.