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1719922030

TRUSTEE'S DEED

Reserved for Recorder's Office

Doc# 1719922030 Fee \$46.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 07/18/2017 03:31 PM PG: 1 OF 5

This indenture made this 12th day of July, 2017, between **CHICAGO TITLE LAND TRUST COMPANY**, AS SUCCESSOR TRUSTEE TO AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO 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 August, 1984, and known as Trust Number 61831, party of the first part, and **Susan E. Cohen** whose address is: 16 Bridlewood Road, Northbrook, IL 60062 of the second part.

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 **EXHIBIT "A"** attached and made a part hereof

Property Address: 201 E. Delaware Place, Unit 1709, Chicago, IL 60611

Permanent Tax Number: 17-03-221-012-1170

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.

Bm



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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX		18-Jul-2017
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

17-03-221-012-1170 | 20170701691648 | 0-605-842-880

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

REAL ESTATE TRANSFER TAX		18-Jul-2017	
		COUNTY:	0.00
		ILLINOIS:	0.00
		TOTAL:	0.00

17-03-221-012-1170 | 20170701691648 | 0-082-759-104

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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.



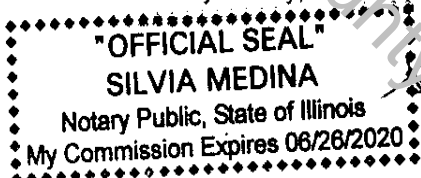
CHICAGO TITLE LAND TRUST COMPANY,
as Trustee as Aforesaid

By: [Signature]
Assistant Vice President

State of Illinois
County of Cook SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that the above named 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 12th day of July, 2017.



[Signature]
NOTARY PUBLIC

PROPERTY ADDRESS:
201 E. Delaware Place, Unit 1709
Chicago, IL 60611

This instrument was prepared by:
CHICAGO TITLE LAND TRUST COMPANY
10 S. LaSalle St., Suite 2750
Suite 2750
Chicago, IL 60601-3294

AFTER RECORDING, PLEASE MAIL TO:

Chuhak & Tecson, P.C.
Attention: Steven Knor
30 S. Wacker Drive, Suite 2600
Chicago, IL 60606

SEND TAX BILLS TO:

Susan E. Cohen
16 Bridlewood Road
Northbrook, IL 60062

*EXEMPT UNDER PROVISIONS OF
PARAGRAPH E, SECTION 31-45
REAL ESTATE TRANSFER TAX LAW*

By: [Signature] DATE: 7/13/2017

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EXHIBIT "A"

After Recording Mail to:

Chuhak & Tecson, P.C.
Attention: Steven Knor
30 S. Wacker Drive, Suite 2600
Chicago, IL 60606

Send Tax Bills to:

Susan E. Cohen
16 Bridlewood Road
Northbrook, IL 60062

LEGAL DESCRIPTION

PARCEL 1:

UNIT 1709 IN THE RAFFAELLO CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 13 AND 14 IN LAKE SHORE DRIVE ADDITION TO CHICAGO, A SUBDIVISION OF PARTS OF BLOCKS 14 AND 20 IN THE CANAL TRUSTEES' SUBDIVISION OF THE SOUTH FRACTIONAL $\frac{1}{4}$ OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR THE RAFFAELLO CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NO. 0617734070, AS AMENDED;

TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

NON-EXCLUSIVE EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR THE RAFFAELLO CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NO. 0617734070, AS AMENDED, AS MORE PARTICULARLY DESCRIBED AND DEFINED THEREIN.

PIN: 17-03-221-012-1170

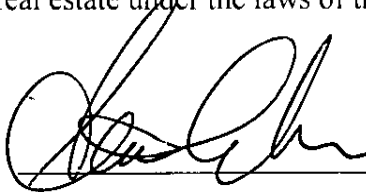
Commonly known as: Unit 1709, 201 East Delaware Place, Chicago, Illinois 60611

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STATEMENT BY GRANTOR AND GRANTEE

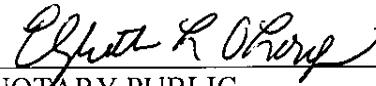
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantor shown on the deed or assignment of beneficial interest in a land trust or is either is a natural person, an Illinois partnership, an Illinois corporation or foreign corporation authorized to do business or acquire 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 their 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: 7/13, 2017.



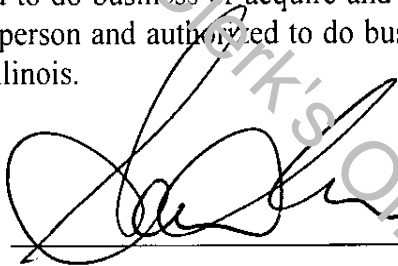
SUBSCRIBED and SWORN to before me this 13th day of JULY, 2017.




NOTARY PUBLIC
My commission expires:

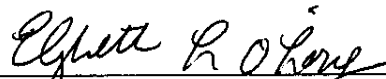
The grantee or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or their 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: 7/13, 2017.



SUBSCRIBED and SWORN to before me this 13th day of JULY, 2017.




NOTARY PUBLIC
My commission expires:

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 provisions of Section 5 of the Illinois Real Estate Transfer Act.]