

UNOFFICIAL COPY



\*1734206022D\*

TRUSTEE'S DEED

Joc# 1734206022 Fee \$42.00

TRSP FEE:\$9.00 RPRF FEE: \$1.00

CAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 12/08/2017 11:06 AM PG: 1 OF 3

(The above space for Recorder's Use only)

THIS INDENTURE, made this 6th day of December, 2017, between Paul A. La Bine, as Trustee of the Paul A. La Bine Revocable Declaration of Trust dated March 23, 1999, as amended from time to time, as to an undivided 1/2 interest, and Franciszka Brodzinska La Bine, as Trustee of the Franciszka Brodzinska La Bine Declaration of Trust dated June 09, 2003, as amended from time to time, as to an undivided 1/2 interest, party of the first part, and JAN JANKUC and HALINA JANKUC, husband and wife, 6635 W. Norwood Ct., Unit 201, Harwood Heights, IL 60706, not as Tenants in Common but as Joint Tenants, of the City of Chicago, County of Cook, State of Illinois, party/parties of the second part.

WITNESSETH, that said party of the first part, for and in consideration of the sum of TEN (\$10.00) DOLLARS and other good and valuable consideration in hand paid, the receipt and sufficiency of which is hereby acknowledged, does hereby CONVEY(S) AND WARRANT(S) unto party/parties of the second part, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Permanent Real Estate Index Number: 13-30-228-021-1002

Address of Real Estate: 6559 W. GEORGE STREET, UNIT 202 CHICAGO, IL 60634

together with the tenements and appurtenances thereunto belonging or in any wise appertaining.

TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use and benefit forever, of said party of the second part.

This Trustee's Deed is executed by the party of the first part, as Trustee, as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in the party of the first part by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling. This Trustee's Deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

IN WITNESS WHEREOF, said party of the first part has hereunto set his/her hand and seal the day and year first above written.

Dated this 6th day of December, 2017

Paul A. La Bine, as Trustee of the Paul A. La Bine Revocable Declaration of Trust dated March 23, 1999, as to an undivided 1/2 interest

Franciszka Brodzinska La Bine, as Trustee of the Franciszka Brodzinska La Bine Declaration of Trust dated June 09, 2003, as to an undivided 1/2 interest

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STATE OF ILLINOIS )  
 ) SS  
COUNTY OF COOK )

I, the undersigned, a **NOTARY PUBLIC** in and for the State of Illinois, County of Cook, DO HEREBY CERTIFY that **Paul A. La Bine**, as Trustee of the **Paul A. La Bine Revocable Declaration of Trust** dated **March 23, 1999**, as amended from time to time, as to an undivided 1/2 interest, and **Franciszka Brodzinska La Bine**, as Trustee of the **Franciszka Brodzinska La Bine Declaration of Trust** dated **June 09, 2003**, as amended from time to time, as to an undivided 1/2 interest, personally known to me to the same person(s) whose name is/are subscribed to the foregoing Deed, 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 official seal  
as Notary Public this 6<sup>th</sup> day of December, 2017.

HERE

*Agatha Piecha*  
\_\_\_\_\_  
NOTARY PUBLIC

Name and Address of Preparer:  
Law Offices of  
Agnes Pogorzelski & Associates, P.C.  
7443 W. Irving Park Road, Suite 1W  
Chicago, Illinois 60634

REAL ESTATE TRANSFER TAX		08-Dec-2017
	CHICAGO:	1,312.50
	CTA:	525.00
	<b>TOTAL:</b>	<b>1,837.50 *</b>

13-30-228-021-1002 | 20171201665073 | 0-873-658-400

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

MAIL TO:

JAN & HALINA JANKUL  
6635 N. NORWOOD CT. #401  
HARWOOD HTS IL 60706

SEND SUBSEQUENT TAX BILLS TO:

same

REAL ESTATE TRANSFER TAX		08-Dec-2017
	COUNTY:	87.50
	ILLINOIS:	175.00
	<b>TOTAL:</b>	<b>262.50</b>

13-30-228-021-1002 | 20171201665073 | 1-480-136-736

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**PARCEL A:**

UNIT 202 IN THE PARK AVENUE LUXURY CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

THE NORTH 330.00 FEET (AS MEASURED ON THE EAST AND WEST LINES THEREOF) AND THE WEST 26.70 FEET OF THE SOUTH 66.0 FEET OF THE NORTH 396.0 FEET (AS MEASURED ON THE EAST AND WEST LINE THEREOF) OF THE FOLLOWING DESCRIBED COMBINED PARCELS:

**PARCEL "1":**

LOT 109 IN SECOND ADDITION TO MONT CLARE GARDENS, BEING A SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 (EXCEPT THAT PART TAKEN FOR RAILROAD) IN SECTION 30, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**PARCEL "2":**

THAT PART OF THE 50 FOOT WIDE RIGHT OF WAY OF THE CHICAGO, MILWAUKEE, ST. PAUL'S AND PACIFIC RAILROAD LYING NORTH OF THE NORTH LINE OF W. DIVERSEY AVENUE, LYING SOUTH OF THE SOUTH LINE OF W. GEORGE STREET AND LYING WEST OF AND ADJOINING LOT 109 IN THE SECOND ADDITION TO MONT CLARE GARDENS, BEING A SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 30 AND LYING EAST OF AND ADJOINING LOTS, TAKEN AS ONE TRACT IN THE FIRST ADDITION TO MONT CLARE GARDENS, BEING A SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 (EXCEPT THAT PART TAKEN FOR RAILROAD) OF SECTION 30, ALL IN TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPTING THEREFROM THE WEST 23.50 FEET OF THE SOUTH 125.0 FEET OF SAID RAILROAD RIGHT OF WAY), IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0613532105, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

**PARCEL B:**

THE EXCLUSIVE RIGHT TO USE PARKING SPACE P-107, AND STORAGE SPACE S-107, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0613532105.

PIN AND PROPERTY ADDRESS FOR INFORMATIONAL PURPOSES ONLY:

13-30-228-021-1002  
6559 W. George St, Unit 202, Chicago, IL 60634