

# UNOFFICIAL COPY



Doc# 1804422002 Fee \$44.00

TRASP FEE: \$9.00 RPRF FEE: \$1.00

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 02/13/2018 09:25 AM PG: 1 OF 4

## TRUSTEE'S DEED INDIVIDUAL

THIS INSTRUMENT, made this 30th day of January, 2018 between FIRST AMERICAN BANK, successor trustee to FIRSTMERIT BANK, N.A., successor trustee to MIDWEST BANK AND TRUST COMPANY, 218 West Main Street, Dundee, Illinois 60118, an Illinois Banking Corporation, as Trustee under the provisions of a deed or deeds in trust, duly recorded or registered and delivered to said Bank in pursuance of a Trust Agreement dated the 24th day of February, 2010, and known as Trust No. 10-2-8780, party of the first part, and **Kathy Corral, a single person**, -----party of the second part.

GRANTEE'S ADDRESS: 3717 N. Oak Park Avenue, Chicago, Illinois 60634-----

WITNESSETH, that said party of the first part, in consideration of the sum of Ten & no/100 Dollars (\$10.00), and the other good and valuable considerations in hand paid, does hereby grant, sell, convey and quitclaim unto said parties of the second part, all of its right, title and interest, if any, in the following described real estate, situated in Cook County, Illinois, to wit:

### LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A".

Permanent Index Numbers: 17-10-212-040-1174

Commonly known as: 240 E. Illinois, Unit 2504, Chicago, Illinois 60611

Together with the tenements and appurtenances thereunto belonging.

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

This 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 it by 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. Nothing in this Deed shall be construed as creating any liability or duty on the part of the Trustee with respect to any Environmental Law, including, without limitation, the Comprehensive Environmental Response, Compensation and Liability Act (42 U.S.C. 9601 et. seq.) or the Illinois Environmental Protection Act (Ill. Rev. Stat. ch. 111-1/2, Paragraph 1001 et. seq.)

3.4  
RV

### REAL ESTATE TRANSFER TAX

08-Feb-2018



CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

17-10-212-040-1174 | 20180201694933 | 1-210-993-696

### REAL ESTATE TRANSFER TAX

08-Feb-2018



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

17-10-212-040-1174 | 20180201694933 | 1-221-819-424

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

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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 Senior Vice President & Trust Officer and attested by its Vice President & Trust Officer day and year first above written.

FIRST AMERICAN BANK,  
As Trustee as aforesaid

BY: *Dawn Griffin*  
Senior Vice President & Trust Officer

ATTEST: *Rosanne M. Dupass*  
Vice President & Trust Officer

STATE OF ILLINOIS  
COUNTY OF KANE SS.

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY, THAT DAWN GRIFFIN of the First American Bank and ROSANNE M. DUPASS of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Senior Vice President & Trust Officer and Vice President & Trust Officer respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act of said Bank, for the uses and purposes therein set forth; and the said Vice President & Trust Officer did also then and there acknowledge that said Senior Vice President & Trust Officer as custodian of the corporate seal of said Bank, did affix the said corporate seal of said Bank to said instrument as said Senior Vice President's & Trust Officer's own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 30th day of January, 2018.

*Ilene Si Kaye*  
Notary Public



**RETURN TO:**  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

FOR INFORMATION ONLY INSERT  
STREET ADDRESS OF ABOVE  
DESCRIBED PROPERTY HERE.  
240 E. Illinois, Unit 2504  
Chicago, Illinois 60611

Document Prepared By:  
First American Bank  
218 West Main Street  
West Dundee, Illinois 60118

**SEND SUBSEQUENT TAX BILLS TO:**  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

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## Exhibit "A"

### LEGAL DESCRIPTION

UNIT 2504 IN THE FAIRBANKS AT CITYFRONT PLAZA CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

CERTAIN PARTS OF THE LAND, PROPERTY AND SPACE COMPRISED OF A PART OF BLOCK 1 IN CITYFRONT CENTER, BEING A RESUBDIVISION IN THE NORTH FRACTION OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0725503139, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

EASEMENT FOR INGRESS AND EGRESS OVER THE COMMON AREAS AS CREATED BY THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS DATED FEBRUARY 28, 2006 AND RECORDED MARCH 8, 2006 AS DOCUMENT NUMBER 0606745116.

Permanent Index Number: 17-10-212-040-1174

Commonly known as: 240 E. Illinois, Unit 2504, Chicago, Illinois 60611

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## GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY SECTION 35 ILCS 200/31-47

### GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another 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: 1 | 30 | 2018

SIGNATURE: [Signature]  
GRANTOR or AGENT

**GRANTOR NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

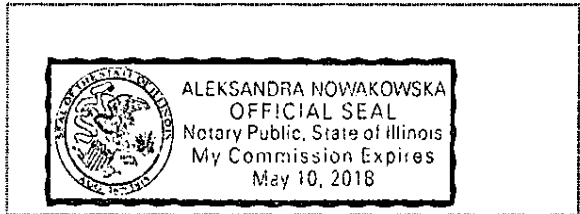
Nowakowska, Aleksandra

By the said (Name of Grantor): Joe V. Panica

AFFIX NOTARY STAMP BELOW

On this date of: 1 | 30 | 2018

NOTARY SIGNATURE: [Signature]



### GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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: 1 | 30 | 2018

SIGNATURE: [Signature]  
GRANTEE or AGENT

**GRANTEE NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

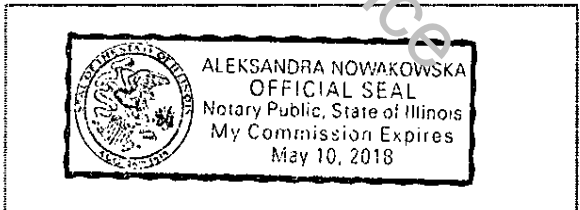
Aleksandra Nowakowska

By the said (Name of Grantee): Joe V. Panica

AFFIX NOTARY STAMP BELOW

On this date of: 1 | 30 | 2018

NOTARY SIGNATURE: [Signature]



### CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 4** of the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)