

# UNOFFICIAL COPY



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## GUARDIAN'S QUIT CLAIM DEED

WHEN RECORDED MAIL TO:

Gerald Nordgren  
Attorney at Law  
25 E. Washington Street  
Suite 1217  
Chicago, Illinois 60602

SEND TAX BILLS TO:

Douglas Brann  
257 W. Washington Blvd, #5  
Oak Park, Illinois 60302



\*1805845027D\*

Doc# 1805845027 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 02/27/2018 02:12 PM PG: 1 OF 3

Above Space for Recorder's Use Only

The **GRANTOR**, Devon Bank, not individually, but solely as Plenary Guardian of the Estate of Harriet Pierson, A Disabled Person, and Norman L. Axelrod, Individually, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby CONVEYS and WARRANTS unto the **GRANTEE**, Douglas Brann, an unmarried person, of 8848 S. Utica, Chicago, Illinois, 60805, the following described real estate situated in the County of Cook, State of Illinois, to-wit:

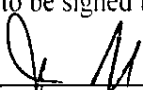
See attached Exhibit -A-

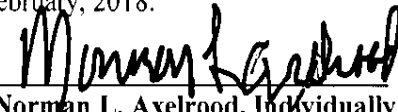
Property Address: P5, 257 W. Washington Blvd, Oak Park, Illinois, 60302  
Property Index Number: 16-08-319-045-1015

Subject only to the following, if any: Covenants, conditions and restrictions of record; public and utility easements; acts done by or suffered through Buyer; existing leases and tenancies, if any; all special governmental taxes or assessments confirmed and unconfirmed; any other Permitted Exceptions as identified on the Chicago Title Insurance Company Title Commitment 18PSA318056LP; and general real estate taxes not yet due and payable at the time of Closing.

This conveyance is made without warranty, express or implied, and is made by **Devon Bank, not individually, but solely as Plenary Guardian of the Estate of Harriet Pierson, A Disabled Person, and Norman L. Axelrod, an unmarried man, Individually** and on the condition that **Devon Bank** shall not have any liability in individual capacity on any agreement, warranty or indemnity herein contained, express or implied. Any recourse under and by virtue of this Deed shall be against the aforesaid Estate only.

In witness whereof, the Grantor, **Devon Bank, not individually, but solely as Plenary Guardian of the Estate of Harriet Pierson, A Disabled Person, and Norman L. Axelrod, individually** have caused their names to be signed to this Deed dated this 19 day of February, 2018.

  
James Benz, Senior Vice President, Devon Bank, not individually, but solely as Plenary Guardian of the Estate of Harriet Pierson. A

  
Norman L. Axelrod, Individually

Page 1 of 3

Full Consideration on Deed \$1  
18PSA318056LP 3003

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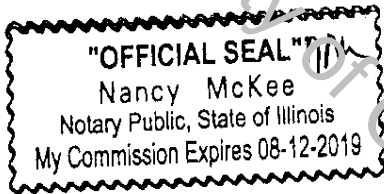
Handwritten mark

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
 ) SS  
COUNTY OF COOK )

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that **James Benz, Senior Vice President, Devon Bank, not individually, but solely as Plenary Guardian of the Estate of Harriet Pierson, A Disabled Person**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me in person and severally acknowledged that he signed and delivered the same instrument as his free and voluntary act and deed as the **Plenary Guardian of the Estate of Harriet Pierson, A Disabled Person**, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 14th day of February, 2018.



Nancy McKee

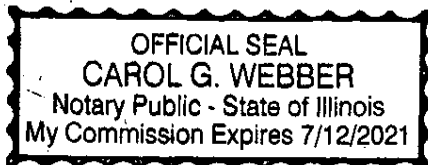
Notary Public

My Commission Expires: 08-12-2019

STATE OF ILLINOIS )  
 ) SS  
COUNTY OF COOK )

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that **Norman L. Axelrod, individually**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me in person and severally acknowledged that he signed and delivered the same instrument as his free and voluntary act and deed, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 19th day of February, 2018.



Carol G. Webber

Notary Public

My Commission Expires: July 12, 2021

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## Exhibit A

**PROPERTY ADDRESS:** P5, 257 W. Washington Blvd, Oak Park, Illinois, 60302

**PIN:** 16-08-319-045-1015

**LEGAL DESCRIPTION:**

**P5 IN THE 257 WEST WASHINGTON CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:**

**LOT 1 (EXCEPT THE EAST 40 FEET), ALL OF LOT 2 AND THE EAST 10 FEET OF LOT 3 IN BLOCK 8 IN CLOSE'S SUBDIVISION OF THE EAST ½ OF THE WEST ½ OF THE WEST ½ OF THE SOUTHWEST ¼ AND LOTS 16 TO 23 INCLUSIVE IN BLOCK 45, LOTS 1 TO 11 INCLUSIVE IN BLOCK 48, LOTS 1 TO 13 INCLUSIVE AN THE SOUTH 25 FEET OF LOT 14 IN BLOCK 55 AND LOT 23 IN RESUBDIVISION OF BLOCK 50 IN RIDGELAND IN THE WEST ½ OF THE SOUTHWEST ¼ OF SECTION 08, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS,**

**WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED APRIL 30, 2002 AS DOCUMENT NUMBER 0020491315; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.**