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Doc#: 1906713101 Fee: \$52.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 03/08/2019 10:45 AM Pg: 1 of 3

PREPARED BY:
Edward Kusta, P.C.
430 West Boughton Road
Bolingbrook, IL 60440

Dec ID 20190201611476
ST/CO Stamp 1-945-314-720 ST Tax \$480.00 CO Tax \$240.00
City Stamp 0-894-576-032 City Tax: \$5,040.00

MAIL TAX BILL TO:
THE HUTCHINSON FAMILY 2016
DECLARATION OF TRUST
939 W. MADISON STREET, UNIT 210
CHICAGO, IL 60607-2638

MAIL RECORDED DEED TO:
THE HUTCHINSON FAMILY 2016
DECLARATION OF TRUST
939 W. MADISON STREET, UNIT 210
CHICAGO, IL 60607-2638

FIDELITY NATIONAL TITLE 0019002600 **WARRANTY DEED**
Statutory (Illinois)

THE GRANTOR(S), PATRI MARCONI and ANDREW YIN, wife and husband, of the City of SELLERSBURG, State of Indiana, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to THE HUTCHINSON FAMILY 2016 DECLARATION OF TRUST, of 4616 OAKWOOD AVENUE, DOWNERS GROVE, Illinois 60515, all right, title, and interest in the following described real estate situated in the County of COOK, State of Illinois, to wit:

UNIT NUMBERS 210 AND P40 IN THE MADISON CONDOMINIUM AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARCEL 1:

LOT 3 IN BLOCK 4 IN DUNCAN'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

LOTS 1, 2, 3, 4, AND 5 IN SUPERIOR COURT PARTITION OF LOTS 1 AND 2 OF BLOCK 4 OF DUNCAN'S ADDITION TO CHICAGO, A SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, 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 RECORDED AS DOCUMENT 99831947; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

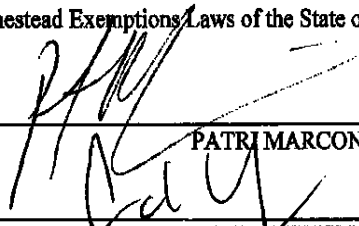
Permanent Index Number(s): 17-17-206-014-1011
Property Address: 939 W. MADISON STREET, UNIT 210, CHICAGO, IL 60607-2638

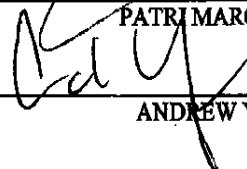
Permanent Index Number(s): 17-17-206-014-1088

Subject, however, to the general taxes for the year of 2013 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

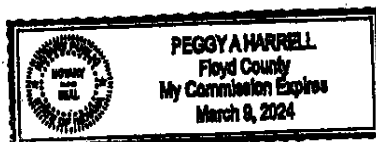
Dated this 21st day of February, 2019



PATRI MARCONI


ANDREW YIN

STATE OF Indiana



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COUNTY OF Indiana) ^{SS.} Hoyd County

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that PATRI MARCONI and ANDREW YIN, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, 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 notarial seal, this 21st day of February, 2019
[Signature]
Notary Public
My commission expires: 3/19/2024

Exempt under the provisions of paragraph _____

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX		06-Mar-2019
CHICAGO:		3,600.00
CTA:		1,440.00
TOTAL:		5,040.00 *

17-17-206-014-1011 | 20190201611476 | 0-894-578-032

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

REAL ESTATE TRANSFER TAX		06-Mar-2019
COUNTY:		240.00
ILLINOIS:		480.00
TOTAL:		720.00

17-17-206-014-1011 | 20190201611476 | 1-945-314-720

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TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth.

Full power and authority is hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to resubdivide said property as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without consideration, to convey said premises or any part thereof to a successor or successors in trust and to grant to such successor or successors in trust all of the title, estate, powers and authorities vested in said trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said property or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, by leases to commence in praesenti or futuro, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 198 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, change or modify leases and the terms and provisions thereof at any time or times hereafter, to contract to make leases and to grant options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange said property, or any part thereof, for other real or personal property, to grant easements or charges of any kind, to release, convey or assign any right, title or interest in or about or easement appurtenant to said premises or any part thereof, and to deal with said property and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

In no case shall any part dealing with said trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of delivery thereof the trust created by this indenture and by said trust agreement was in full force and effect, (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder, (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all the title, state, rights, powers, authorities, duties and obligations of its, his or their predecessor in trust.

The interest of each and every beneficiary hereunder and all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of title or duplicate thereof, or memorial, the words "in trust", or "upon condition," or "with limitations," or words of similar import, in accordance with the statute in such case made and provided.