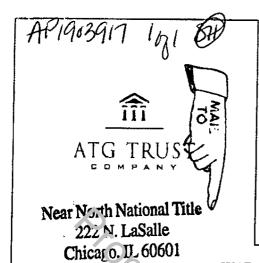
## **UNOFFICIAL COPY**



*1913317078D*					

Doc# 1913317078 Fee \$42.00

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

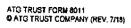
EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 05/13/2019 10:50 AM PG: 1 OF 3

WARRANTY DEED IN TRUST

THIS INDENTURE WITNESSETH, that the Grantor,	*	as tenants by the
	na Zemsy Deutsch, husband and wif	entirety
of the County of Cook and State of illing	is, for and in conside	eration of 10.00 Dollars, and
other good and valuable considerations in hand paid, co	envevs and warrants unto ATG TRI	IST COMPANY One South Wacker
Drive, Chicago, Illinois 60606-4654, ar Illinois Corpo	ration, as trustee under the provis	sions of a trust agreement dated the
<u>26th</u> day of April , 019	, known as Trust Number	L019-045
the following described real estate in the County of Co	——————————————————————————————————————	of Illinois, to wit:
See attached Legal Description		
a/k/a Mona Zemsky Deutsch	_	
a, a, a nona zembaj beatset		
Subject, however, to the general taxes for the 2nd Installm conditions of record, applicable zoning laws, ordinances as	ent of 2010 and thereafter, and all or	ovenants, restrictions, and
•	46	
Permanent Tax Number: 17-04-424-055-1006		
TO HAVE AND TO HOLD the said premises with the a	nourtenances upon the trusts on a for	e the war and more than 1
said trust agreement set forth.	pponentations upon the gusts as a mi	t the uses and purposes herein and in
Full power and authority is hereby granted to said truste	e to improve, manage, protect, and	ful divide said premises or any part
mereor, to dedicate parks, streets, highways, or alleys and t	o vacate any subdivision or part ther	COT and to re-subdivide said persects.
as often as desired, to contract to sell, to grant options to but	chase, to sell on any terms, to convey	veither with a without appaidenting
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
ill of the title, estate, powers, and authorities vested in sa	id trustee, to donate, to dedicate, to	mortgage to all me or otherwise to
encumber said property, or any part thereof, to lease said pr	roperty, or any part thereof, from tin	ne to time in pass sei in accordance
by leases to commence in praesenti or futuro, and upon ar	IV terms and for any period or perio	de of time not exceed in in the seen
of any single demise the term of 198 years, and to renew o	r extend leases upon any terms and	for any period or period of time and
o amend, change, or modify leases and the terms and pro-	visions thereof at any time or times	hereafter to contract to make leaces
ind to grant options to lease and options to renew leases	and options to purchase the whole	Or any nact of the reversion and to
contract respecting the manner of fixing the amount of pres	ent or future rentals, to partition or t	o exchange said property, or any part
hereof, for other real or personal property, to grant easem	ents or charges of any kind, to relea	ise, convey, or assign any right, title,
or interest in or about or easement appurtenant to said pro- hereof in all other ways and for such other considerations	nuses or any part mercol, and to de	al with said property and every part
ame, whether similar to or different from the ways above	specified at any time or times have	on owning the same to deal with the
		· · · · · · · · · · · · · · · · · · ·
treet address of above described property:	30 West Oak Street, Unit 5C.	Chicago IL 60610





1913317078 Page: 2 of 3

## **UNOFFICIAL COPY**

In no case shall any party 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 the 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, estate, rights, powers, authorities, duties, and obligations of its, his, her, or their predecessor in trust.

The interest of each and every beneficiary hereunder and of 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 real beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest iv. 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.

And the said Grantor(s) hereby expressly saive(s) and release(s) any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the c. emption of homesteads from sale on execution or otherwise.

In Witness Appereof, the Granton	(s) aforesaid has/have hereunto set his/her/their hand and seal this 3 day of May  (Seal)  Mona Zemsy Deutsch  (Seal)
	(Seal) Monutumsh Derti (Seal)
STATE OF ILLINOIS	I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO SS HEREBY CERTIFY that  Say Deutsch and Mona Zemsy Deutsch

KATHLEEN DORMIN OFFICIAL SEAL tary Public, State of Illinois My Commission Expires July 30, 2022

personally known to me to be the same reason(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 instruments as his/her/their free and voluntary act, for the uses and purposed therein set forth including the release and waiver of the right of homestead.

Given under my hand and Notarial Seal this

Mail this recorded instrument to: Pluymert, MacDonald, Hargove & Lee, Ltd.

2300 Barrington Road, Suite 220 Hoffman Estates, IL 60169

Mail future tax bills to:

ATG Trust Company Trust No. L019-045 30 W. OakSt #50 Chicago, IL <del>60688</del> 60610

This instrument prepared by:

Pluymert, MacDonald, Hargrove & Lee,

2300 Barrington Road, Suite 220 Hoffman Estates, IL 60169

REAL ESTATE TRANSFER TAX		09-May-2019
3	CHICAGO:	12,825,00

7-12-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1		00 may-2019
	CHICAGO:	12,825.00
	CTA:	5,130.00
	TOTAL:	17,955.00 *

17-04-424-055-1006 20190501665465 1-523-242-912

ATG TRUST FORM 8011 © ATG TRUST COMPANY (REV. 7/18)

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

**REAL ESTATE TRANSFER TAX** 10-May-2019 COUNTY: 855.00

ILLINOIS: 1,710.00 TOTAL: 2,565.00 20190501665465 | 1-892-046-752

1913317078 Page: 3 of 3

## **UNOFFICIAL COPY**

## Legal Description 17-04-424-055-1006

PARCEL 1: UNIT 5C, TOGETHER WITH THE EXCLUSIVE RIGHT TO USE PARKING SPACE P-61 AND STORAGE SPACE S-41, LIMITED COMMON ELEMENTS, IN THE 30 W. OAK CONDOMINIUM AS DELINEATED ON THE PLAT OF SURVEY OF THAT PART OF THE FOLLOWING PARCELS OF REAL ESTATE:

THE SOUTH 90.0 FEET OF LOTS 1 AND 2, TAKEN AS A TRACT, IN THE SUBDIVISION OF BLOCK 16 IN BUSHNELL'S ADDITION TO CHICAGO IN THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, AND ALSO THAT PART OF LOTS 1 AND 2 (EXCEPT THE SOUTH 90.0 FEET THEREOF), TAKEN AS A TRACT, LYING BELOW A HORIZONTAL PLANE OF 14.01 FEET ABOVE CHICAGO CITY DATUM, IN THE SUBDIVISION OF BLOCK 16 IN BUSHNELL'S ADDITION TO CHICAGO IN THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAM. IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT C TO THE DECLARATION OF CONDOMINIUM RECORDED OCTOBER 18, 2006 AS DOCUMENT NUMBER 0629110006, AS AMENDED FROM TIME TO TIME, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY EASEMENT AGREEMENT, RECORDED OCTOBER 8. 2006 AS DOCUMENT NUMBER 0629110005, OVER THE BURDENED LAND DESCRIBED THEREIN, FOR INGRESS AND EGRESS FOR PERSONS, MATERIAL AND EQUIPMENT TO THE EXTENT NECESSARY TO PERMIT THE MAINTENANCE AND REPAIR OF THE LAND THEREIN REFERRED TO AS THE "CONDO GAR AGE." (SAID BURDENED LAND COMMONLY REFERRED TO IN SAID AGREEMENT AS THE "TOWNHOME P/RCIEL"

AP1903917/41