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Accommodation Recording Doc#. 1932255233 Fee: \$98.00 Edward M. Moody

Cook County Recorder of Deeds Date: 11/18/2019 11:06 AM Pg: 1 of 4

Dec ID 20191101641899 ST/CO Stamp 0-124-547-424 City Stamp 0-996-962-656

WARRANTY DEED Individual to Trust

Grantor, ANDREA H. LUC!, a single woman, of 21 E. Huron Street #1701, Chicago, IL 60611, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, CONVEYS and WARRANTS to ANDREA H. LUCE, not personally, but as trustee of the ANDREA H. LUCE TRUST AGREEMENT DATED JUNE 12, 1998, or her successor or successors in trust, the following real estate in the County of Cook, State of Illinois, 10 wit:

See Legal Description attached hereto and made a part hereof.

Parcel Identification Numbers: 17-10-202-085-1129 & 17-10-202-085-1157

Commonly known as: 680 N. Lake Shore Drive, Unit 2700 and Parking Space 7.66, Chicago,

Illinois, 60611

hereinafter called the real estate, to have and to hold the real estate with the appurtenances on the trust and for the purposes set forth in this deed in trust and in the trust agreement.

Full power and authority is hereby granted to trustee or trustee's successors to protect, conserve, sell, lease, encumber or otherwise to manage and dispose of the real estate or any part of it.

In no case shall any party dealing with trustee in relation to the real estate or to whom the real estate or any part thereof is conveyed, contracted to be sold, leased or mortgaged by trustee be colliged to see to the application of any purchase money, rent, or money borrowed or advanced on the real estate, or be obliged to see that the terms of the trust have been complied with or be obliged to inquire into the necessity or expediency of any act of trustee, or obliged or privileged to inquire into any of the terms of the trust agreement.

This transaction is exempt under 35 ILCS 200/31-45(e) of the Real Estate Transfer Act.

Date: 11/12/2019 By: Course C, Heggo, aget

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Every deed, trust deed, mortgage, lease, or other instrument executed by trustee in relation to the real estate shall be conclusive evidence in favor of every person relying on or claiming under any such conveyance, lease or other instrument (a) that at the time of the delivery thereof the trust created herein and by the 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 herein and in the trust agreement or in the amendments thereof, and binding on all beneficiaries, (c) that 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 the predecessor in trust.

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

Executed at Northbrook, Illinois on the 12th	_ day of November 2019.
Ojc	Than there
	ANDREA H. LUCE Granter

The undersigned hereby accepts legal title to the aforementioned property as trustee of the ANDREA H. LUCE TRUST AGREEMENT DATED JUNE 12, 1998.

ANDREA H. LUCE, Trustee

STATE OF ILLINOIS)) ss: COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, certify that ANDREA H. LUCE, personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that me signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes there is set forth.

Given under my hand and notarial seal this 12 day of NOVEM bet

John E. Heggie OFFICIAL SEAL Notary Public - State of Minois

My Commission Expires Dec 14, 2022

Prepared by and mail to: The Wochner Law Firm 707 Skokie Blvd., Suite 500

Northbrook, IL 60062

Send tax bills to:

Andrea H. Luce, Trustee 21 E. Huron Street #1701

Notary Public

Chicago, IL 60611

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LEGAL DESCRIPTION

PARCEL 1: UNIT 2700 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 680 TOWER RESIDENCE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 26912811, IN WEST ½ OF THE NORTHEAST ½ OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MEREIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE DELCARATION OF EASEMENTS RECORDED AS DOCUMENT NO. 26320245, AS AMENDED FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 3: UNTI 7.66 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 680 PRIVATE GARAGE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DELCARATION RECORDED AS DOCUMENT NO. 26827972, IN SECTION 10, TOWNSHIP 39 NORTH. KANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 4: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 3 AS SET FORTH AND DEFINED IN OF PARCEL 3 AS SET FORTH AND DEFINED IN THE DECLARATION OF EASEMENTS RECORDED AS DOCUMENT NO. 26320245 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

REAL ESTATE TRANSI	FER T IX	14-Nov-2019
	CHICA 30	0.00
	CTA ₁	0.00
	TOTAL:	0.00 *
17-10-202-083-1129	20191101641899	0-496-962-656
* Total does not include		

AL ESTATE TRANSFER TAX			14-Nov-2019		
In the second	(3)	COUNTY; ILLINOIS; TOTAL;	0.00 0.00 0.00	TŚ	
17-10-202	2-063-1129	20191101641899	0-124-547-424	O _{xx}	

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

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 and hold title to real estate under the laws of the State of Illinois. DATED: SIGNATURE: GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY, who with s the GRANTOR signature On this date of: 1 JOHN E. HEGGIE NOTARY SIGNATURE: OFFICIAL SEAL Notary Public - State of Illinois My Commission Expires Dec 14, 2022 **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 connership 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 and hold title to real estate under the laws of the State of Illinois. DATED: N SIGNATURE GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE s' mature onn Subscribed and swom to before me, Name of Notary Public: By the said (Name of On this date of \\ NOTARY SIGNATURE OFFICIAL SEAL Notary Public - State of Illinois My Commission Expires Dec 14, 2022

CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-6020(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 the Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)