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Doc#: 2009220065 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 04/01/2020 09:33 AM Pg: 1 of 3

Dec ID 20200301643498
ST/CO Stamp 1-257-160-928 ST Tax \$335.00 CO Tax \$167.50
City Stamp 0-056-156-384 City Tax: \$3,517.50

TRUSTEE'S DEED (ILLINOIS)

File No. 20111399

THIS INDENTURE, made this ^{1/2} 22nd day of March, 2020 between Sharon Porapaiboon and Veera Porapaiboon, ¹²⁷⁹ co-trustee of the Sharon Porapaiboon Revocable Living Trust dated June 3, 1988, Grantor, and Joshua Vandeffagt, ^{SV} Grantee(s). _{LA}

WITNESSETH, that said Grantor(s) in consideration of the sum of Ten Dollars (\$10.00) receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the Grantor(s) as said Trustee(s), and of every other power and authority the Grantor(s) hereunto enabling, do(es) hereby convey and Quit Claim unto the Grantee(s), in fee simple, the following described real estate situated in the County of Cook, State of Illinois, to-wit:

PARCEL 1: UNIT 2-"S" IN ST. MICHAEL'S SQUARE CONDOMINIUM NUMBER 5, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF CERTAIN LOTS IN DIVERSEY'S SUBDIVISION OF BLOCK 54 OF CANAL TRUSTEE SUBDIVISION OF THE NORTH 1/2 AND THE NORTH 1/2 OF THE SOUTHEAST 1/4 AND THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH PART OF VACATED NORTH ST. MICHAEL'S COURT EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 26158129 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: EASEMENT FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS AND ZONING RESTRICTIONS RECORDED AS DOCUMENT NUMBER 26158126 AND AS CREATED BY DEED FROM LA SALLE NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 1, 1980 AND KNOWN AS TRUST NUMBER 103019 TO CARL C. MUNGER AND SHIRLEY A MUNGER DATED SEPTEMBER 1, 1982 AND RECORDED AS DOCUMENT NUMBER 26384784, FOR INGRESS AND EGRESS OVER AND ACROSS THE ACCESS AREAS AS DEFINED AND DESCRIBED IN SAID DECLARATION, IN COOK COUNTY, ILLINOIS.

PARCEL 3: EASEMENT FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS AND ZONING RESTRICTIONS, RECORDED AS DOCUMENT NUMBER 26158126 AND AS CREATED BY DEED FROM LA SALLE NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 1, 1980 AND KNOWN AS TRUST NUMBER 103019 TO CARL E. MUNGER AND SHIRLEY A. MUNGER DATED SEPTEMBER 1, 1982 AND RECORDED AS DOCUMENT 26384784 FOR THE USE OF PARKING SPACE 28 AS DESCRIBED AND DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT "II" TO SAID

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DECLARATION, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE "28" SPACE, A LIMITED COMMON ELEMENT AS DELINEATED ON A SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 26158129.

Commonly known as: 1615 N Cleveland Ave Apt 2S, Chicago, IL 60614

Permanent tax number: 14-33-330-013-1004

together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

Subject to the following restrictions: a) all taxes and special assessments for the year 2019 and thereafter; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; e) terms, provisions, covenants, conditions, restrictions and option in rights and easements established by the Declaration of Condominium Ownership recorded as Document Number 26158129, as amended from time to time; f) Provisions, limitations and conditions as imposed by the Condominium Property Act; situated in, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

To have and to hold, the same unto said party of the second part, and to the proper use, benefit and behoove, forever, of said party of the second part.

This deed is executed by the part 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 the 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. This deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

IN WITNESS WHEREOF, Grantor, not individually, but as Successor Trustee aforesaid, has hereunto set her hand and seal the day and year first above written.

Sharon Porapaiboon (Seal)
Sharon Porapaiboon as Trustee, aforesaid
Veera Porapaiboon (Seal)
Veera Porapaiboon as Trustee, aforesaid

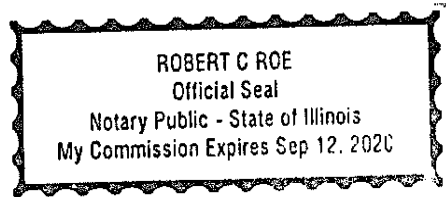
State of Illinois, County of Cook ss.

I, the undersigned, a Notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Sharon Porapaiboon personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act as such trustee, for the uses and purposes therein set forth.

Given under my hand and official seal, this 12 day of March, 2020.

Commission expires 9/12, 2020.

[Signature]
NOTARY PUBLIC



State of ILLINOIS, County of COOK ss.

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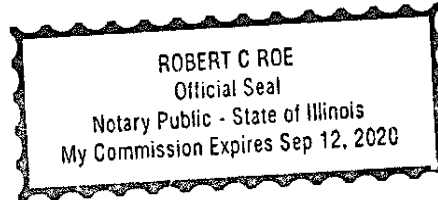
I, the undersigned, a Notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Veera Porapaiboon personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act as such trustee, for the uses and purposes therein set forth.

Given under my hand and official seal, this 12 day of March, 2020.

Commission expires 9/12, 2020.



 NOTARY PUBLIC



This Instrument was prepared by:
 Rob Roe and Associates P.C.
 111 W Jackson Blvd, Suite 1700
 Chicago IL 60604

SEND SUBSEQUENT TAX BILLS TO:
 Joshua Vanderjagt
 1615 N Cleveland Ave Apt 2S
 Chicago, IL 60614

MAIL TO:
 Joshua Vanderjagt
 1615 N Cleveland Ave Apt 2S
 Chicago, IL 60614

REAL ESTATE TRANSFER TAX 24-Mar-2020



| | |
|-----------------|------------|
| CHICAGO: | 2,512.50 |
| CTA: | 1,005.00 |
| TOTAL: | 3,517.50 * |

14-33-330-013-1004 | 20200301643498 | 0-056-156-384

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

REAL ESTATE TRANSFER TAX 24-Mar-2020



| | |
|------------------|--------|
| COUNTY: | 167.50 |
| ILLINOIS: | 335.00 |
| TOTAL: | 502.50 |

14-33-330-013-1004 | 20200301643498 | 1-257-160-928