

UNOFFICIAL COPY

TRUSTEE'S DEED

410551716 1/2 GIT

This indenture made this 25th day of September, 2020, between CHICAGO TITLE LAND TRUST COMPANY, a corporation of Illinois, as Successor Trustee to Founders Bank as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a trust agreement dated the 20th day of December, 1975, and known as Trust Number 1737, party of the first part, and

YI ZHAO, a single person

Whose address is:

party of the second part.

Doc#: 2101912199 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 01/19/2021 12:23 PM Pg: 1 of 2

Dec ID 20201001641896

ST/CO Stamp 1-137-169-376 ST Tax \$118.00 CO Tax \$59.00

City Stamp 1-564-431-328 City Tax: \$1,239.00

Reserved for Recorder's Office

WITNESSETH, that said party of the first part, in consideration of the sum of TEN and no/100 DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE considerations in hand paid, does hereby CONVEY AND QUITCLAIM unto said party of the second part, the following described real estate, situated in COOK County, Illinois, to wit:

A

PARCEL 1: UNIT 780-1103 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN PRINTERS SQUARE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0603134126, AS AMENDED, IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

B

PARCEL 2: NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS APPURTENANT TO AND FOR THE BENEFIT OF THAT PART OF PARCEL A LYING IN PARCEL 2 OF THE TRACT OF WHICH PARCEL A IS A PART, AS AFORESAID, AS SET FORTH IN AGREEMENT RECORDED AS DOCUMENT 5556380 AND IN AGREEMENT RECORDED AS DOCUMENT 13016949 OVER AND UPON THE NORTH AND SOUTH PRIVATE ALLEY RUNNING ACROSS THE REAR OR WESTERLY PORTION OF LOTS 2, 5, 8, 11, 14 AND 17 IN GOODHUE'S SUBDIVISION OF BLOCK 126 IN SCHOOL SECTION ADDITION TO CHICAGO IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

C

PARCEL 3: EXCLUSIVE AND NON-EXCLUSIVE EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL A CONTAINED, AND MORE PARTICULARLY DEFINED AND DESCRIBED, IN RECIPROCAL EASEMENT AND OPERATING AGREEMENT DATED AS OF JULY 8, 2005 AND RECORDED JULY 13, 2005 AS DOCUMENT 0519432173 MADE AMONG WATERTON PRINTERS' SQUARE, L.L.C., A DELAWARE LIMITED LIABILITY COMPANY, FEDERAL STREET I LLC, A DELAWARE LIMITED LIABILITY COMPANY AND PRINTERS SQUARE GARAGE LLC, AN ILLINOIS LIMITED LIABILITY COMPANY OVER AND ACROSS THE COMMERCIAL PARCEL DEFINED AND DESCRIBED THEREIN.

Property Address: 780 S FEDERAL ST., UNIT 1103, CHICAGO, IL 60605
Permanent Tax Number: 17-16-405-097-1338

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoof forever of said party of the second part.

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement

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above mentioned. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Assistant Vice President, the day and year first above written.

CHICAGO TITLE LAND TRUST COMPANY,
as Trustee as Aforesaid

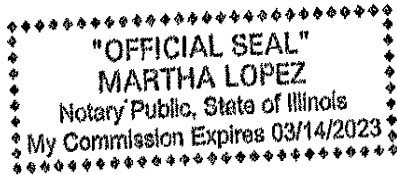


By: *Linda Lee Lutz*
Linda Lee Lutz, Assistant Vice President

State of Illinois
County of Cook SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that the above named Linda Lee Lutz, Assistant Vice President of **CHICAGO TITLE LAND TRUST COMPANY**, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Assistant Vice President appeared before me this day in person and acknowledged that he/she signed and delivered the said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company; and the said Assistant Vice President then and there caused the corporate seal of said Company to be affixed to said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company.

Given under my hand and Notarial Seal this **25TH** day of **September, 2020**



[Signature]
NOTARY PUBLIC

This instrument was prepared by:
Linda Lee Lutz, AVP/ILCO
CHICAGO TITLE LAND TRUST COMPANY
15255 S 94th Ave., Suite 607
Orland Park, IL 60462

Yi Zhao
AFTER RECORDING, PLEASE MAIL TO:
780 Federal St
Unit 1103
Chicago, IL 60605

REAL ESTATE TRANSFER TAX		28-Oct-2020
	COUNTY:	59.00
	ILLINOIS:	118.00
	TOTAL:	177.00
17-16-405-097-1338 20201001641896 1-137-165-379		

SEND TAX BILLS TO:
Yi Zhao
780 Federal St
Unit 1103
Chicago, IL 60605

REAL ESTATE TRANSFER TAX		28-Oct-2020
	CHICAGO:	885.00
	CTA:	354.00
	TOTAL:	1,239.00 *
17-16-405-097-1338 20201001641896 1-564-431-328		

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

PROPERTY ADDRESS: 780 S FEDERAL ST., UNIT 1103, CHICAGO, IL 60605