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Doc# 2118306065 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/02/2021 10:54 AM Pg: 1 of 4

Dec ID 20210601664214
ST/CO Stamp 0-034-739-472 ST Tax \$180.00 CO Tax \$90.00
City Stamp 0-026-744-080 City Tax: \$1,890.00

TRUSTEES DEED ILLINOIS STATUTORY

THE GRANTOR (NAME AND ADDRESS)

Brenda Kereakes, successor trustee of the
Lois J. Bider Trust
1150 N LAKE SHORE DRIVE #14F
CHICAGO, IL 60611

(The Above Space for Recorder's Use Only)

for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Maximilian Kraus, a single man and MARY KRAUS, a married woman, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 17032000631133

Property Address: 1150 N Lake Shore Drive #14F, Chicago, IL 60611

SUBJECT TO: Covenants, conditions and restrictions of record private and utility easements and roads and highways, general taxes for the year 2020 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

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

(CT) 216NW1016122M
1/2

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Dated this 25th day of May, 2021.

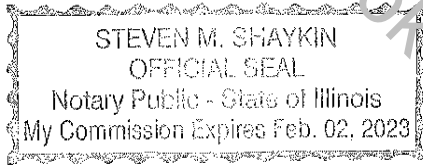
Brenda Kereakes (Seal)
Brenda Kereakes, successor trustee of
the Lois J. Bider Trust

(Seal)

STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Brenda Kereakes, successor trustee of the Lois J. Bider Trust dated 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 it signed, sealed and delivered in the instrument as its 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 25th day of May, 2021.



Steven M. Shaykin
Notary Public

THIS INSTRUMENT PREPARED BY
Law Offices of Steven M. Shaykin, P.C.
5105 Tollview Drive, Suite 265
Rolling Meadows, IL 60008

MAIL TO: Law Offices of Niko G. Marnett

SEND SUBSEQUENT TAX BILLS TO:

Max Kraus
1150 N Lake Shore Drive #14F
Chicago, IL 60611

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EXHIBIT A LEGAL DESCRIPTION

Property of Cook County Clerk's Office

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LEGAL DESCRIPTION

Order No.: 21GNW101612RM

For APN/Parcel ID(s): 17-03-200-063-1133

UNIT NUMBER 14F IN 1150 LAKE SHORE DRIVE, AS DELINEATED ON SURVEY OF LOT 2 IN M. E. DOORMAN'S SUBDIVISION OF LOT 1 (EXCEPT THE WEST 50 FEET THEREOF) IN THE SUBDIVISION OF THE NORTH 1/2 OF BLOCK 1 OF THE CANAL TRUSTEES' SUBDIVISION OF THE SOUTH FRACTIONAL 1/4 OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; AND ALSO; SUB-LOT 1 (EXCEPT THAT PORTION THEREOF CONVEYED TO THE CITY OF CHICAGO FOR ALLEY PURPOSES BY DEEDS RECORDED AS DOCUMENT 3115419 AND 3293926) IN THE SUBDIVISION OF LOT 29 IN HEALY'S SUBDIVISION OF THE SOUTH 1/2 (EXCEPT THE WEST 132 1/2 FEET THEREOF) BLOCK 1 IN THE SUBDIVISION BY THE COMMISSIONERS OF THE ILLINOIS AND MICHIGAN CANAL OF THE SOUTH FRACTIONAL 1/4 OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY AMALGAMATED TRUST AND SAVINGS BANK, A CORPORATION OF ILLINOIS AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 15, 1977 AND KNOWN AS TRUST NUMBER 1150 RECORDED AS DOCUMENT 24189539 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE PROPERTY DESCRIBED IN SAID DECLARATION OF CONDOMINIUM AFORESAID (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY)

Cook County Clerk's Office