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Chicago Title Insurance Company

TRUSTEE'S DEED

Doc# 2130601184 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 11/02/2021 09:27 AM Pg: 1 of 3

Dec ID 20211001601392
ST/CO Stamp 1-686-852-752 ST Tax \$475.00 CO Tax \$237.50
City Stamp 1-149-981-840 City Tax: \$4,987.50

OT 2165715704404
11/2/21

THE GRANTOR(S), Daniel P. Letizia, as Trustee under the Eric J. Wroble Irrevocable Trust dated July 1, 2001, of the City of Oakbrook Terrace, County of DuPage, State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, conveys and Warrants to Joanna Callaby, a single person, 1133 W. Grace, Unit 1S, Chicago, Illinois 60613 of the County of Cook, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

Parcel 1:

Unit 2 in the 3735 North Clifton Condominiums as delineated on a survey of the following described real estate: Lot 14 in Block 2 in Buckingham's Second Addition to Lakeview in Section 20, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois; which survey is attached as Exhibit "A" to the Declaration of Condominium recorded January 28, 2016 as Document Number 1602818051 as amended from time to time together with its undivided percentage interest in the common elements, in Cook County, Illinois.

Parcel 2

The exclusive right to the use of Garage Space G-2, a limited common element as defined as set forth in said Declaration recorded January 28, 2016 as Document Number 1602818051.

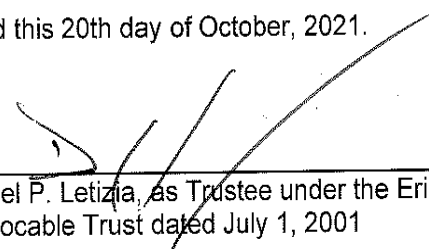
SUBJECT TO: Covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

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

Permanent Real Estate Index Number: 14-20-217-038-1002
Address of Real Estate: 3735 N. Clifton Avenue, Unit 2, Chicago, Illinois 60613

This deed is executed by the Grantor, as Trustee aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in him by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, and of every power and authority thereunto enabling.

Dated this 20th day of October, 2021.



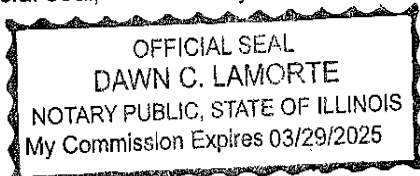
Daniel P. Letizia, as Trustee under the Eric J. Wroble Irrevocable Trust dated July 1, 2001

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STATE OF ILLINOIS)
) ss.
COUNTY OF DUPAGE)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Daniel P. Letizia, as Trustee under the Eric J. Wroble Irrevocable Trust dated July 1, 2001, personally known to me to be the person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed, and delivered the said instrument as his 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 official seal, this 20th day of October, 2021.



Dawn C. Lamorte
(Notary Public)

Prepared By:

Timothy J. Letizia
Letizia & Letizia, Ltd.
Two TransAm Plaza Dr. Ste 250
Oakbrook Terrace, IL 60181

Mail To:

Ms. Lisa J. Saul
Lisa J. Saul, Esq.
111 W. Washington St.. Suite 1100
Chicago, IL 60602

Name and Address of Taxpayer:

Joanna Callaby
3735 N. Clifton Avenue, Unit 2
Chicago, IL 60613

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CHICAGO TITLE
COMPANY

LEGAL DESCRIPTION

Order No.: 21GST157044WH

For APN/Parcel ID(s): 14-20-217-038-1002

PARCEL 1:

UNIT 2 IN THE 3735 NORTH CLIFTON CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 14 IN BLOCK 2 IN BUCKINGHAM'S SECOND ADDITION TO LAKE VIEW IN SECTION 20, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED JANUARY 28, 2016 AS DOCUMENT NUMBER 1602818051 AS AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2

THE EXCLUSIVE RIGHT TO THE USE OF GARAGE SPACE G-2, A LIMITED COMMON ELEMENT AS DEFINED AS SET FORTH IN SAID DECLARATION RECORDED JANUARY 28, 2016 AS DOCUMENT NUMBER 1602818051

Property of Cook County Clerk's Office