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Doc#: 2210801157 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/18/2022 08:34 AM Pg: 1 of 7

Dec ID 20220401684666
ST/CO Stamp 1-287-539-600
City Stamp 0-690-375-568

Prepared By:
Margaret Daun, Attorney at Law, 13805 W. Burleigh Rd, Ste 100, Brookfield, WI 53005

Mail Tax Statement to: Diane Yetter, 1111 South State Street, Unit 703, Chicago, IL 60605

Return to: Westcor Land Title Insurance Company
600 W Germantown Pike, Suite 450, Plymouth Meeting, PA 19426

Permanent Real Estate Index Number: 17-15-308-039-1301 & 17-15-308-039-1231

BSS-IL-RF-1193828
RECORD 3RD

QUITCLAIM DEED

DIANE L. YETTER, a single person, whose mailing address is 1111 South State Street, Unit 703, Chicago, IL 60605 (the "Grantor"), for valuable consideration in the amount of Ten and 00/100 (\$10.00), and other good and valuable consideration, does hereby CONVEY and QUITCLAIM unto DIANE L. YETTER, not individually, but as Trustee under the provisions of the DIANE L. YETTER TRUST dated September 16, 2016, in fee simple, whose address is 1111 South State Street, Unit 703, Chicago, IL 60605, hereinafter, "Grantee", the following described real estate situated in the County of Cook, in the State of Illinois, to-wit:

PARCEL A:

"UNIT A-703 AND PARKING SPACE P-53 IN THE STATE PLACE CONDOMINIUM, AS DELINEATED ON A SURVEY OF PART OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARCEL 1:

SUBLOTS 1 AND 2 OF LOT 2, SUBLOTS 1 AND 2 OF LOT 3, SUBLOTS 1 AND 2 OF LOT 6, SUBLOTS 1 AND 2 OF LOT 7 AND SUBLOTS 1 AND 2 OF LOT 10, ALL IN BLOCK 22 IN CANAL TRUSTEES' SUBDIVISION OF FRACTIONAL SECTION 15 ADDITION TO CHICAGO, ACCORDING TO THE PLAT THEREOF FILED SEPTEMBER 1, 1848 AS DOCUMENT NUMBER 20751 AND RE-RECORDED SEPTEMBER 24, 1877 AS DOCUMENT NUMBER 151610 (EXCEPT THE WEST 27 FEET OF SAID SUBLOTS TAKEN FOR WIDENING STATE STREET); AND ALSO, LOTS 1, 2, 3, 4, 5, 6, 7, AND 8 IN JACKSON'S SUBDIVISION OF LOTS 11 AND 14 IN BLOCK 22, IN FRACTIONAL SECTION 15 ADDITION TO CHICAGO, ACCORDING TO THE PLAT THEREOF FILED

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FOR RECORD MAY 5, 1877 AS DOCUMENT NUMBER 133390 (EXCEPT THE WEST 27 FEET OF SAID LOTS 1 THROUGH 7 TAKEN FOR WIDENING STATE STREET), ALL IN SECTION 15, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF VACATED SOUTH STATE STREET LYING WEST OF THE EAST LINE OF THE WEST 27.0 FEET OF LOTS 2, 3, 6, 7, AND 10 IN BLOCK 22 IN CANAL TRUSTEE'S SUBDIVISION, AFORESAID, AND LYING WEST OF LOTS 1 THROUGH 7 BOTH INCLUSIVE, IN JACKSON'S SUBDIVISION, AFORESAID, AND LYING EAST OF A LINE 1.50 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF THE WEST 27.0 FEET OF LOTS 2, 3, 6, 7, AND 10 IN CANAL TRUSTEE'S SUBDIVISION, AFORESAID AS EXTENDED SOUTHERLY TO THE NORTH LINE OF E. ROOSEVELT ROAD, LYING SOUTHERLY OF THE 'SOUTH LINE OF E. 11TH STREET, AND NORTH OF THE NORTH LINE OF E. ROOSEVELT ROAD, PURSUANT TO THAT CERTAIN VACATION ORDINANCE RECORDED AUGUST 29, 2003 AS DOCUMENT NUMBER 0324119133."

WHICH SURVEY IS ATTACHED AS EXHIBIT B TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 9, 2004 AS DOCUMENT NUMBER 0434410057, AS AMENDED FROM TIME TO TIME, TOGETHER, WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL B:

EASEMENTS FOR THE BENEFIT OF PARCEL A AS CREATED BY DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED DECEMBER 9, 2004 AS DOCUMENT NUMBER 0434410056 MADE BY STATE STREET ASSOCIATES, LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, AS DECLARATION, FOR INGRESS AND EGRESS, STRUCTURAL SUPPORT, MAINTENANCE, ENCROACHMENTS AND USE OF COMMON WALLS, CEILINGS AND FLOORS OVER AND ACROSS THE RETAIL PROPERTY AS MORE FULLY DESCRIBED THEREIN AND ACCORDING TO THE TERMS SET FORTH THEREIN.

Being the same property conveyed to the Grantor herein by deed recorded in BEING RECORDED SIMULTANEOUSLY HEREWITH, in the Office of the County Recorder of Cook County, State of Illinois.

Property Address: 1111 South State Street, Unit 703, Chicago, IL 60605

This conveyance made subject to all easements, and building or use restrictions of record, including, but not limited to, those for public roads and highways, restrictive covenants, utilities, railroads, and pipelines. The conveyance is also subject to all applicable zoning, ordinances, statutes, rules, or regulations, as amended.

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IN WITNESS WHEREOF, this deed was executed by the Grantor, this the 16 day March, 20 22.

Diane L. Yetter (Seal)
DIANE L. YETTER

STATE OF ILLINOIS }
COUNTY OF COOK } ss:

I, the undersigned, a Notary Public in and of said County, in the State aforesaid, DO HEREBY CERTIFY THAT DIANE L. YETTER, is 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 he/she signed, sealed and delivered said instrument as his/her free and voluntary act, for the purposes therein set forth.

Given under my hand and notarial seal, this day of March 16th, 20 22.

Deborah A. Walker
Notary Public — Deborah A. Walker
My Commission expires: 3-15-2025



This document is provided to the Recorder for use in Cook County, Illinois. A legal opinion is recommended prior to taking final action with this deed. Changes in ownership may have tax, inheritance and other legal ramifications.

Exempt under provisions of Paragraph (e) Section 31.45, Property Tax Code.

Date: 3/16/2022

Signature of Grantor: Diane L. Yetter
DIANE L. YETTER

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Exempt under provisions of Paragraph (e) Section 31.45, Property Tax Code.

Date: 3/16/2022

Signature of Grantor:


DIANE L. YETTER, not individually, but as
Trustee under the provisions of the DIANE L.
YETTER TRUST dated September 16, 2016

By: *Diane L. Yetter* (Seal)
DIANE L. YETTER, not individually, but as
Trustee

PROPERTY OF
Cook County Clerk's Office

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Property of Cook County Clerk's Office



REAL ESTATE TRANSFER TAX	15-Apr-2022
 CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

17-15-308-039-1231 | 20220401684666 | 0-690-375-568

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

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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX		15-Apr-2022
		COUNTY: 0.00
		ILLINOIS: 0.00
		TOTAL: 0.00
17-15-308-039-1231	20220401684666	1-287-539-600

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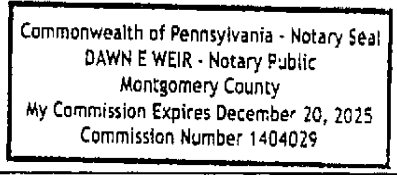
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest 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 other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated April 12, 2022

Signature: *[Signature]*
Grantor or Agent

Subscribed and sworn to before me by the said Rebekah Schueck, dated 4.12.2022



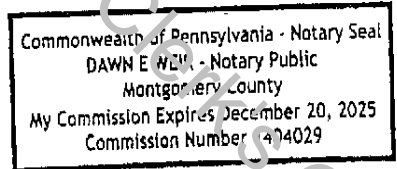
Notary Public *[Signature]*

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest 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 other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated April 12, 2022

Signature: *[Signature]*
Grantee or Agent

Subscribed and sworn to before me by the said Rebekah Schueck, dated 4.12.2022



Notary Public *[Signature]*

Note: 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 Facsimile ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act).

NOTE: LAND TRUSTEE IS NEITHER "GRANTEE OR AGENT" OF AN ASSIGNMENT OF BENEFICIAL INTEREST.