

Doc#: 2308008175 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/21/2023 12:50 PM Pg: 1 of 2

Dec ID 20230301676689
ST/CO Stamp 0-168-184-016 ST Tax \$610.00 CO Tax \$305.00
City Stamp 1-969-572-048 City Tax: \$6,405.00

Above Space for Recorder's Use Only

THIS INDENTURE, made this 10th day of March, 2023 by **Nissim Daunov and Brigitte Daunov, Trustees of the Nissim Daunov Living Trust dated June 5, 1998 and any amendments thereto**, hereinafter referred to as Grantors, and **Sylvia D. Oliveira** of 540 S. State Street, Unit 2708, Chicago, Illinois 60654, hereinafter referred to as Grantee:
an unmarried person

WHEREAS, Grantors are the duly acting Trustees under the provisions of a Trust Agreement dated June 5, 1998 and known as Nissim Daunov Living Trust dated June 5, 1998, with full power and authority to execute this instrument pursuant to the trust instrument referred to herein.

NOW, THEREFORE, the Grantors, not individually but as such Trustees, in consideration of the sum of TEN DOLLARS (\$10.00) in hand paid by Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby Grant, Sell and Convey to: Sylvia De Oliveira, pursuant to said power and authority referred to above, as well as every other power and authority thereunto enabling, in the following described real estate situated in Cook County, Illinois, commonly known as **530 N Lake Shore Dr, 1808, Chicago, IL 60611**, legally described as:

Parcel 1:

Unit 1808 in 530 Lake Shore Drive Condominium, as delineated on a survey of a parcel of land comprised of:

The East Half of Lot 43 in Circuit Court Partition of the Ogden Estates Subdivision of part of Blocks 20, 31 and 32 in Kinzie Addition to Chicago in the North Half of Section 10, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois; and Lot 44 in Circuit Court Partition of Ogden Estates Subdivision of part of Blocks 20, 31 and 32 in Kinzie's Addition to Chicago in the North Half of Section 10, Township 39 North, Range 14, East of the Third Principal Meridian, except that part thereof described as follows:

Beginning at the Southeast corner of said Lot 44; Thence West along the South line of said Lot, a distance of 109.149 feet; Thence Northeasterly along a straight line which forms an angle of 30 degrees 02 minutes 48 seconds, as measured from the East to the Northeast from the last described line, a distance of 24.355 feet; Thence East along a straight line, which forms an angle of 150 degrees, as measured from the Southwest through the South and East to the Northeast from the last described line, a distance of 29.887 feet to a point of curve; Thence Northeasterly along a curve, concave to the Northwest, and having a radius of 25.633 feet, an arc distance of 36.567 feet to a point of tangency; Thence Northeasterly along a straight line, a distance of 75.639 feet to a point on the North line of said Lot, said point being 22.056 feet West of the Northeast corner of said Lot; Thence East along said North line, a distance of 22.056 feet to the Northeast corner of said Lot; Thence South along the East line of said Lot to the point of beginning, in Cook County, Illinois;

which survey (the "Plat") is attached as Exhibit "D" to the Declaration of Condominium Ownership for 530 Lake Shore Drive Condominium recorded in Cook County, Illinois on July 31, 2003 as Document Number 0321245006 (the "Declaration"), together with its undivided percentage interest in the common elements.

Parcel 2:

The exclusive right to the use of Parking Space 723, limited common element, as delineated on the plat and as described in subparagraph 8(a) of the Declaration, aforesaid, and as amended from time to time.

SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; and general real estate taxes for 2022 and subsequent years.

Permanent Index Number: 17-10-211-024-1094

Address of Real Estate: 530 N Lake Shore Dr, 1808, Chicago, IL 60611

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