

UNOFFICIAL COPY

Doc#. 2311155062 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/21/2023 10:54 AM Pg: 1 of 5

TRUSTEE'S DEED

THE GRANTOR, CAROL S. BRIGHTON, Trustee of the CAROL S. BRIGHTON TRUST dated March 30, 2016, of 43 bd Settimelli Lazare 06230 Villefranche sur Mer France for and in consideration of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration, convey and quit claim to CAROL S. BRIGHTON of 43 bd Settimelli Lazare 06230 Villefranche sur Mer France, all of the Trust's interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

Dec ID 20230401600262

City Stamp 0-558-451-920

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

PIN: 17-15-107-078-1313

Address of Real Estate: 310 S. Michigan Avenue, Unit 505, Chicago, IL 60604

DATED this 12th day of April, 2023



CAROL S. BRIGHTON, Trustee of the CAROL S. BRIGHTON TRUST dated March 30, 2016

This document was prepared by
and after recording mail to:

Mary V. Hays, Esq.
Much Shelist, P.C.
191 N. Wacker Drive, Suite 1800
Chicago, Illinois 60606

Send subsequent tax bills to:

Carol S. Brighton
310 S. Michigan Avenue, Unit 505
Chicago, Illinois 60604

Exempt under provisions of Par. E, Sec. 200/31-45, Real Estate Transfer Tax Act and Cook County Ordinance 95104, Paragraph E

4/12/23
Date


Agent for Grantor and Grantee

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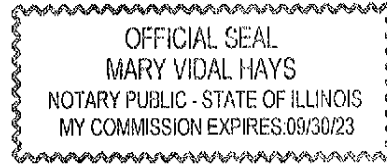
STATE OF ILLINOIS)
)
 COUNTY OF COOK) SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DOES HEREBY CERTIFY that CAROL S. BRIGHTON, as Trustee of the CAROL S. BRIGHTON TRUST dated March 30, 2016, 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 she signed, sealed and delivered said instrument as her own free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 12th day of April, 2023.

SEAL

MARY VIDAL HAYS
 Notary Public




Property of Cook County Clerk's Office

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MUNICIPAL TRANSFER STAMP
(If Required)

COUNTY/ILLINOIS TRANSFER STAMP
(If Required)

REAL ESTATE TRANSFER TAX		19-Apr-2023
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

17-15-107-078-1313 | 20230401600262 | 0-558-451-920

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

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EXHIBIT A

Legal Description

PARCEL 1:

UNIT 505, TOGETHER WITH THE EXCLUSIVE RIGHT TO USE LIMITED COMMON ELEMENT(S) STORAGE SPACE S5-E, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AS DELINEATED ON THE PLAT OF SURVEY OF THE METROPOLITAN TOWER CONDOMINIUM, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 17, 2007 AS DOCUMENT NUMBER 0735103078, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

PERPETUAL RECIPROCAL EASEMENT BENEFITING PARCEL 1 FOR CAISSONS TO BE CENTERED ON THE DIVIDING LINE BETWEEN LOTS 4 AND 5 IN BLOCK 8 CREATED BY AGREEMENT DATED MAY 1, 1923 BETWEEN SIMON W. STRAUS AND CHICAGO TITLE AND TRUST COMPANY, TRUSTEE UNDER TRUST NUMBER 11227, RECORDED DECEMBER 26, 1924 AS DOCUMENT NUMBER 8718964.

PARCEL 3:

PERPETUAL EASEMENT BENEFITING PARCEL 1 CREATED BY RECIPROCAL EASEMENT AND OPERATING AGREEMENT RECORDED NOVEMBER 4, 1977 AS DOCUMENT NUMBER 24180486, TO USE OIL TANKS AND RELATED PIPING LINES AND CONDUITS LOCATED IN THE CNA BUILDINGS, AS THEREIN DEFINED, FOR THE PURPOSE OF THE STORAGE OF FUEL OIL AND FOR ENTRY UPON AND FOR INGRESS AND EGRESS FOR MEN, MATERIAL AND EQUIPMENT TO THE EXTENT REASONABLY NECESSARY IN THE PERFORMANCE OF OIL TANK MAINTENANCE, AS THEREIN DEFINED.

PIN: 17-15-107-078-1313

section 15, township 39 north range 14

Commonly known as: 310 S. Michigan Avenue, Unit 505, Chicago, IL 60604

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or her agent affirms that, to the best of her 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 the 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 4/12, 2023 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said Mary Hays this 12th day of April, 2023.

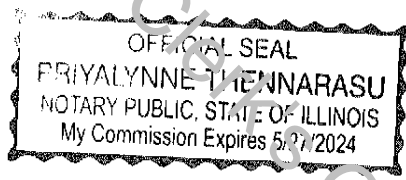


Notary Public: [Signature]

The grantee or her 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 and hold title to real estate under the laws of the State of Illinois.

Dated 4/12, 2023 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said Mary Hays this 12th day of April, 2023.



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