

UNOFFICIAL COPY

This instrument prepared by:

John T. Clery, PC
1515 E. Woodfield Rd, Suite 830
Schaumburg, IL 60173

Doc#: 2323606283 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/24/2023 03:59 PM Pg: 1 of 2

Mail future tax bills to:

Yi Li
211 E. Ohio, Unit 2101
Chicago, IL 60611

Dec ID 20230801603019
ST/CO Stamp 1-793-332-688 ST Tax \$250.00 CO Tax \$125.00
City Stamp 1-256-461-776 City Tax: \$2,625.00

Mail this recorded instrument to:

~~Olivia Cheng
518 W. 26th St
Chicago, IL 60616~~

TRUSTEE'S DEED

This Indenture, made this 2nd day of August, 2023, between Ashish Brij Madhok and Shailee Ashish Madhok, Trustees of the Madhok Family Tennessee Community Property Trust dated September 30, 2016, party of the first part, and Yi Li of 1501 Maple, Chicago, Illinois, party of the second part.

** a single woman*

Witnesseth. That said party of the first part, in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable considerations in hand paid, does hereby grant, sell, and convey unto said party of the second part, the following described real estate, situated in COOK County, State of Illinois to wit:

PARCEL 1:

UNIT 2101 IN THE GRAND OHIO CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF BLOCK 20 IN KINZIE'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE NORTH FRACTION OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH EASEMENT CREATED BY DOCUMENT NUMBER 8491423 AS AMENDED BY DOCUMENT 26279882, EASEMENT CREATED BY DOCUMENT NUMBER 17543160 AND EASEMENT CREATED BY DOCUMENT NUMBER 26150981; WHICH SURVEY IS ATTACHED AS EXHIBIT C TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR GRAND OHIO CONDOMINIUM, RECORDED AS DOCUMENT NO. 99613754. (THE DECLARATION"), TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS (AS DEFINED IN THE DECLARATION), IN COOK COUNTY, ILLINOIS

PARCEL 2:

EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE SUPPORT, MAINTENANCE AND ENJOYMENT AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND RECIPROCAL EASEMENTS RECORDED AS DOCUMENT NUMBER 99613753

PARCEL 3:

VALET PARKING RIGHT VALET 272 APPURTENANT TO PARCEL 1 TO HAVE ONE PASSENGER VEHICLE PARKING IN PARKING AREA AS SET FORTH IN THE DECLARATION

Permanent Index Number(s): 17-10-209-025-1364
Property Address: 211 E. Ohio, Unit 2101, Chicago, IL 60611

together with the tenements and appurtenances thereunto belonging.

Subject, however, to the general taxes for the year of 2022 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

To Have and To Hold the same unto said party of the second part, and to the proper use, benefit, and behold forever of said party of the second part.

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This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said Trustee by the terms of said deed or deeds in trust delivered to said Trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust or mortgage (if any there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

Individual Trustee(s)

In Witness Whereof, said party of the first part has caused its name to be signed to these presents the day and year first above written.

X Amedhok
Ashish Brij Madhok, Trustee

X [Signature]
Shailee Ashish Madhok, Trustee

STATE OF ~~ILLINOIS~~ Tennessee
COUNTY OF ~~COOK~~ Washington

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Ashish Brij Madhok and Shailee Ashish Madhok, Trustees of the Madhok Family Tennessee Community Property Trust dated September 30, 2016, as Trustee(s) aforesaid, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument as such Trustee(s), appeared before me this day in person and acknowledged that he/she/they signed and delivered said instrument as his/hers/their free and voluntary act for the uses and purposes set forth therein.

Given under my hand and Notarial Seal this 2nd day of August 2023

[Signature]
Notary Public



My Commission Expires May 1, 2024