

# UNOFFICIAL COPY



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236ST111528K

**Chicago Title  
Insurance Company**

**TRUSTEE'S DEED  
(Trust to Individual)**

Doc#: 2325613498 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 09/13/2023 03:29 PM Pg: 1 of 3

Dec ID 20230901621715  
ST/CO Stamp 1-058-581-968 ST Tax \$238.00 CO Tax \$119.00  
City Stamp 1-595-452-880 City Tax: \$2,499.00

**THIS INDENTURE**, made this 11th day of September, 2023, by and between U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS OWNER TRUSTEE for KINGSMEAD ASSET HOLDING TRUST, a Delaware statutory trust, GRANTOR, party of the first part, and DONALD MURPHY, a , GRANTEE, party of the second part, of 401 150th Ave, Madeira, FL 33708 (GRANTEE'S ADDRESS),

WITNESSETH, that said party of the first part, for and in consideration of the sum of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, by these presents does **REMISE, RELEASE, ALIEN AND CONVEY** unto said party of the second part, and to her heirs and assigns, **FOREVER**, all the following described land, situated in the County of Cook and State of Illinois, known and described as follows, to wit:

See attached Legal Description

**SUBJECT TO:** Covenants, conditions and restrictions of record; building lines and easements; and general real estate taxes not due and payable as of August 29, 2023.

Permanent Real Estate Index Numbers: 14-21-110-048-1360 and 14-21-110-045-1762

Address of Real Estate: 3660 N. Lake Shore Dr., Unit #2006 and Parking Space 406, Chicago, IL 60613

Together with all the singular and hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the said party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: **TO HAVE AND TO HOLD** said premises as above described, with the appurtenances, unto said party of the second part, his heirs and assigns forever.

And the said party of the first part, for itself and its successors, does covenant, promise and agree, to and with said party of the second part, their heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it **WILE WARRANT AND FOREVER DEFEND**.

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

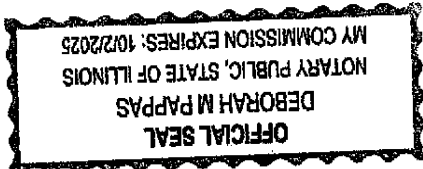
U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS OWNER TRUSTEE for KINGSMEAD ASSET HOLDING TRUST

By: Larry A. Chambers  
Larry A. Chambers, Attorney-in-Fact

STATE OF ILLINOIS )  
COUNTY OF COOK ) ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY** that Larry A. Chambers, personally known to me to be the same person whose name is subscribed to the foregoing Trustee's Deed, appeared before me this day in person and acknowledged that he signed and delivered said instrument as his free and voluntary act, and as the free and voluntary act and deed of the Grantor, for the uses and purposes therein set forth.

Given under my hand and official seal, this 11th day of September, 2023.



[Signature] (Notary Public)

Prepared By: Larry A. Chambers  
Attorney at Law  
3856 Oakton St.  
Skokie, IL 60076

**Mail to:**

Anthony Scorzo  
Attorney at Law  
1771 Bloomingdale Rd.  
Glendale Heights IL 60139

**Name & Address of Taxpayer:**

Donald Murphy  
3600 N Lake Shore Drive  
#2006  
Chicago IL 60613

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## LEGAL DESCRIPTION

**Order No.:** 23GST111152SK

**For APN/Parcel ID(s):** 14-21-110-048-1360 and 14-21-110-048-1762

**PARCEL 1:**

UNITS 2005 AND P-406 IN THE NEW YORK PRIVATE RESIDENCES, A CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARTS OF BLOCK 7 IN HUNDLEY'S SUBDIVISION OF LOTS OF PINE GROVE SUBDIVISION OF THE NORTHWEST FRACTIONAL SECTION 21, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN,

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 00973568 AND AS AMENDED, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

**PARCEL 2:**

EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY GRANT OF INGRESS AND EGRESS EASEMENT RECORDED AS DOCUMENT NUMBER 00973566, RECIPROCAL EASEMENT AND DEVELOPMENT RIGHTS AGREEMENT RECORDED AS DOCUMENT NUMBER 00973565, AND DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND RECIPROCAL EASEMENTS RECORDED AS DOCUMENT NUMBER 00973567.

**PARCEL 3:**

THE EXCLUSIVE RIGHT TO THE USE OF 181, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 00973568.