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TRUSTEE'S DEED

PT23-95105 1/1

This indenture made this 20th day of September, 2023 between **CHICAGO TITLE LAND TRUST COMPANY**, a corporation of Illinois, as **Successor Trustee**, under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a trust agreement dated the 6th day of June, 1979 and known as Trust Number 101105 party of the first part, and

Doc#. 2328433434 Fee: \$107.00

Karen A. Yarbrough

Cook County Clerk

Date: 10/11/2023 02:30 PM Pg: 1 of 3

Dec ID 20230901629476

ST/CO Stamp 0-107-381-712 ST Tax \$310.00 CO Tax \$155.00

City Stamp 2-053-538-768 City Tax: \$3,255.00

Reserved for Recorder's Office

VIVA BARTKUS

party of the second part,

whose address is :
2800 N Lake Shore Dr
Unit 3302
Chicago, IL 60657

WITNESSETH, That said party of the first part, in consideration of the sum of **TEN and no/100 DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE** considerations in hand paid, does hereby **CONVEY AND QUITCLAIM** unto said party of the second part, the following described real estate, situated in **COOK** County, Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF:

Property Address: 2800 N LAKE SHORE DRIVE, UNIT 4114, CHICAGO, IL 60657

Permanent Tax Number: 14-28-207-004-1639

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoove forever of said party of the second part.

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 deed 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.

PROPER TITLE, LLC

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IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Assistant Vice President, the day and year first above written.



CHICAGO TITLE LAND TRUST COMPANY,
as Trustee as Aforesaid

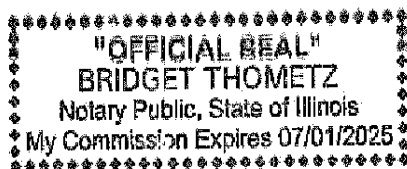
By: *Rachel Huitsing*
Rachel Huitsing – Assistant Vice President

State of Illinois
County of Cook

SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that the above named Assistant Vice President of **CHICAGO TITLE LAND TRUST COMPANY**, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Assistant Vice President appeared before me this day in person and acknowledged that he/she signed and delivered the said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company; and the said Assistant Vice President then and there caused the corporate seal of said Company to be affixed to said instrument as his/her own free and voluntary act and as the free and voluntary act of the Company.

Given under my hand and Notarial Seal this 20th day of September, 2023.



Bridget Thometz
NOTARY PUBLIC

This instrument was prepared by:
CHICAGO TITLE LAND TRUST COMPANY
10 S. LaSalle Street
Suite 2750
Chicago, IL 60603

AFTER RECORDING, PLEASE MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

NAME: Viva Bartkus
2800 N. Lakeshore Dr. #3302
ADDRESS: _____

NAME: _____

CITY STATE ZIP: Chicago, IL
60657

CITY STATE ZIP: _____

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EXHIBIT "A" / LEGAL DESCRIPTION

Unit No. 4114 in the 2800 Lake Shore Drive Condominium, as delineated on a Survey of the following described real estate:

The South 60 feet (except the West 400 feet thereof), of Lot 6 and Lot 7 (except the West 400 feet thereof), in the Assessor's Division of Lots 1 and 2 in the Subdivision by the City of Chicago of the East Fractional 1/2 of Section 28, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois, said premises being otherwise described as follows:

Beginning at a point in the South line of said Lot 7, 400 feet East of the West line thereof (said West line being coincident with the West line of the Northeast Fractional 1/4 of Section 28 aforesaid); thence North parallel with the West line of Lots 6 and 7 aforesaid, 199.3 feet; thence East parallel with the South line of said Lot 7 to the dividing or boundary line between the Lands of Lincoln Park Commissioners and the Lands of Shore Owners, as established by Decree of the Circuit Court of Cook County, Illinois, entered October 31, 1904, in Case No. 256886 entitled, "Augusta Lehmann, and Others against Lincoln Park Commissioners", running thence Southeasterly along said boundary line to the South line of said Lot 7 and running thence West along said South line to the point of beginning;

Which Survey is attached to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-laws for 2800 Lake Shore Drive Condominium Association, made by American National Bank and Trust Company of Chicago, a National Banking Association, as Trustee under Trust Agreement dated October 2, 1978, and known as Trust Number 15204, registered in the Office of the Registrar of Titles of Cook County, Illinois as Document No. LR3096368, as amended from time to time, together with its undivided percentage interest in the common elements, in Cook County, Illinois.