

QUIT CLAIM DEED

THE GRANTORS, JOSEPH M. BONIECKI AND SALLY J. BONIECKI, husband and wife, of 1212 N. Lake Shore Drive, Chicago, Illinois, 60610,

98287560

for the consideration of One and no/100 Dollars (\$1.00) and other good and valuable consideration, in hand paid,

CONVEY AND QUIT CLAIM, to JOSEPH M. BONIECKI, AS

TRUSTEE OF THE JOSEPH M. BONIECKI DECLARATION OF TRUST, DATED April 9, 1998, of 1212 N. Lake Shore Drive, Chicago, Illinois, 60610, and to any and all successors as Trustee appointed under said Trust Agreement, or who may be legally appointed, an undivided 50% interest; and to SALLY JANE BONIECKI AS TRUSTEE OF THE SALLY JANE BONIECKI DECLARATION OF TRUST, DATED April 9, 1998, of 1212 N. Lake Shore Drive, Chicago, Illinois, 60610, and to any and all successors as Trustee appointed under said Trust Agreement, or who may be legally appointed, an undivided 50% interest; not in joint tenancy, but in TENANCY IN COMMON, the following described real estate located in the County of Cook and the State of Illinois, to-wit:

SEE EXHIBIT B ATTACHED HERETO AND MADE A PART HEREOF.

SUBJECT TO: SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF.

Property Address: 1212 N. Lake Shore Drive, Unit 14 CS, Chicago, Illinois 60610
Permanent Index No.: 17-03-114-003-1060

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

This transaction is exempt under the provisions of Paragraph E, Section 4 of the Real Estate Transfer Tax Act.

Date: 4-9-98

Marie A. Urabie, Agent

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98287560

DATED this 9 day of April, 1998.

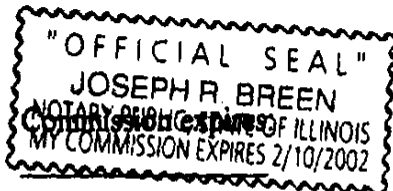
Joseph M. Boniecki (SEAL)
JOSEPH M. BONIECKI

Sally J. Boniecki (SEAL)
SALLY J. BONIECKI

STATE OF ILLINOIS
COUNTY OF COOK, SS

I, the undersigned Notary Public in and for said County and State, do hereby certify that Joseph M. Boniecki and Sally J. Boniecki, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me and acknowledged that they signed said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Witness my hand and seal, this 9th day of (SEAL)
April, 1998.



Joseph R. Breen
Notary Public

This instrument was prepared by: Marie A. Vrabie, Shesky & Froelich Ltd., 444 N. Michigan Avenue, Suite 2500, Chicago, Illinois, 60611.

After recording, mail to: Marie A. Vrabie, Shesky & Froelich Ltd., 444 N. Michigan Avenue, Suite 2500, Chicago, Illinois, 60611.

Mail Tax Bills to: Joseph M. Boniecki and Sally Jane Boniecki, Trustees, 1212 N. Lake Shore Drive, Unit 14CS, Chicago, Illinois 60610

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EXHIBIT A

Subject to: covenants, conditions and restrictions of record; terms, provisions, covenants and conditions of the Declaration of Condominium and all amendments thereto; private, public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto; roads and highways; party wall rights and agreements; existing leases and tenancies; limitations and conditions imposed by the Condominium Property Act; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 1993 and subsequent years; installments of regular assessments due after the date of closing established pursuant to the Declaration of Condominium.

Property Clerk's Office

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MPK-01-1994 14:18 FROM JOHN FISH

EXHIBIT B

98287560

UNIT NUMBERS 14CS, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL)
BEGINNING FOR THE SAME AT THE POINT WHERE THE WEST LINE OF LAKE SHORE DR (200 FEET WIDE) INTERSECTS WITH THE SOUTH LINE OF SCOTT ST (66 FEET WIDE) AND RUNNING THENCE ALONG THE WEST LINE OF LAKE SHORE DRIVE 192 FEET 2 1/8TH INCHES, THENCE NORTH AT AN ANGLE OF 88 DEGREES 17 MINUTES WEST 122 FEET 9.5 INCHES TO THE EAST LINE OF STONE ST (66 FEET WIDE) THENCE ALONG THE EAST LINE OF STONE ST NORTH 192 FEET 1-3/4TH INCHES, TO THE SOUTH LINE OF SCOTT STREET AFORESAID, AND THENCE ALONG THE SOUTH LINE OF SCOTT ST EAST 117 FEET 1-3/4TH INCHES TO THE POINT OF BEGINNING BEING ALL OF LOTS 1 AND 2 IN LAWRENCE AND SYMONDS SUBDIVISION OF LOTS 1 AND 2 AND THE NORTH 15 FEET OF LOT 3 IN BLOCK 8 IN H. O. STONE'S SUBDIVISION OF ASTOR'S ADDITION TO CHICAGO THE SOUTH 25 FEET OF LOT 3 ALL OF LOT 4 AND THE NORTH 32 FEET OF LOT 5, ALL IN BLOCK 8 IN H. O. STONE'S SUBDIVISION OF ASTOR'S ADDITION TO CHICAGO AFORESAID, AND ALL LAND DERIVED BY WAY OF ACCRETIONS OR OTHERWISE LYING EAST OF THE EAST LINES OF SAID LOTS AS ORIGINALLY SUBDIVIDED WEST OF THE WEST LINE OF LAKE SHORE DR AS NOW ESTABLISHED IN, COOK COUNTY, ILLINOIS, ALL SITUATED IN THE CITY OF CHICAGO
WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION MADE BY LASALLE NATIONAL BANK AS TRUSTEE UNDER TRUST NUMBER 26853 RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS AS DOCUMENT 20892901 AND AMENDED BY DOCUMENT NUMBER 20946638 RECORDED SEPTEMBER 2, 1969 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPT FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) IN COOK COUNTY, ILLINOIS

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STATEMENT BY GRANTOR AND GRANTEE

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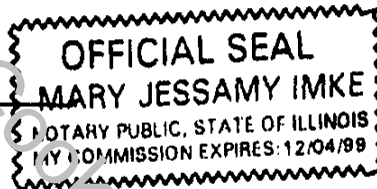
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 4-9, 1998

Signature: Marie A. Wabick, agent
Grantor or Agent

Subscribed and sworn to before
me by the said agent,
this 9th day of April, 1998

Mary Jessamy Imke
Notary Public



The grantee or his 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 4-9, 1998

Signature: Marie A. Wabick, agent
Grantee or Agent

Subscribed and sworn to before
me by the said agent,
this 9th day of April, 1998

Mary Jessamy Imke
Notary Public



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