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2000-07-27 11:14:01
Cook County Recorder 27.00

TRUSTEE'S DEED

INDIVIDUAL



The above space for recorder's use only

THIS INDENTURE, made this 10th day of July, 2000 between REPUBLIC BANK OF CHICAGO, a corporation duly organized and existing under the laws of the State of Illinois, and duly authorized to accept and execute trusts within the State of Illinois, not personally but as Trustee under the provisions of a deed or deeds in trust duly recorded and delivered to said Corporation in pursuance of a certain Trust Agreement, dated the 22nd day of July, 1997, and known as Trust Number 1391

party of the first part, and First American Bank, an Illinois banking corporation party of the second part.

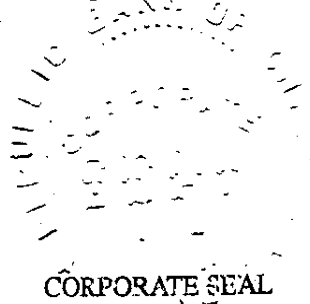
WITNESSETH, that said party of the first part, in consideration of the sum of \$10.00 Ten and no/100's Dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to-wit:

See legal description attached hereto and made a part hereof (Exhibit A)
Subject to permitted exceptions attached hereto as Exhibit B

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 behoof, forever, of said party of the second part.

This deed is executed by the party of the first part, as Trustee, as aforesaid, pursuant to and in the exercise of power and authority granted to and vested in it by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling. This deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

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 Vice President - Trust Officer and attested by its Assistant Secretary, the day and year first above written.



REPUBLIC BANK OF CHICAGO, as Trustee, as aforesaid, and not personally,

By [Signature]
Steven J. Colompos, VICE PRESIDENT - TRUST OFFICER

Attest [Signature]
Susanne Renik, Trust ASSISTANT SECRETARY

BOX 333-CTI

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I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that the above named Vice President - Trust Officer and Assistant Secretary of the REPUBLIC BANK OF CHICAGO, and Illinois Corporation, Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice President - Trust Officer and Assistant Secretary respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said Corporation for the uses and purposes therein set forth; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary, as custodian of the corporate seal of said Corporation caused the corporate seal of said Corporation to be affixed to said instrument as said Assistant Secretary's own free and voluntary act and as the free and voluntary act of said Corporation for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 10 day of July, 2000

Danielle L. Dumont

Notary Public

NOTARIAL SEAL
DANIELLE L DUMONT
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXP. MAR. 18, 2003

MAIL TO

NAME DAVID B. YELIN
STREET DWANE MORRIS + HECKSCHER LLP
227 WEST MONROE ST. SUITE 3100
CITY CHICAGO IL 60606

FOR RECORDER'S INDEX PURPOSES
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

1430 GOLF ROAD
ROLLING MEADOWS, IL

PLACE IN RECORDER'S OFFICE BOX NUMBER _____

CITY OF ROLLING MEADOWS, IL	
REAL ESTATE TRANSFER STAMP	
DATE <u>6-6-00</u>	\$ <u>2925.00</u>
ADDRESS <u>LOT 4 - MARKETPLACE OF ROLLING MEADOWS</u>	
<u>0329</u>	Initial <u>KS</u>

COOK
CO. NO. 016

307140

STATE OF ILLINOIS	
REAL ESTATE TRANSFER TAX	
★ ★ ★	
JUL 26 00	DEPT. OF REVENUE
PR. 10686	975.00

Cook County	
REAL ESTATE TRANSACTION TAX	
REVENUE	487.50
STAMP	JUL 26 '00
P.G. 11427	



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EXHIBIT B PERMITTED TITLE EXCEPTIONS

Outlot No. 4 - Marketplace at Rolling Meadows, Illinois

- a. General real estate taxes for the year(s) 1999 (second installment only) and 2000 not due and payable as of the date of closing.
- b. Acts of purchaser and those parties claiming by, through or under purchaser.
- c. The following easements, covenants, conditions and restrictions recorded against the property:
 - (1) Declaration of Restrictive Covenant made by Chicago Title & Trust Company, as Trustee under Trust No. 46745 and Norma Parker dated December 5, 1968 and recorded December 27, 1968 as Document 20713844 (subject to the issuance of a restrictions endorsement).
 - (2) Declaration of Restrictions dated as of June 22, 1999 and recorded on June 23, 1999 as Document No. 99606488 (Walmart Stores, Inc. Restrictions).
 - (3) Declaration of Restrictions dated as of June 22, 1999 and recorded on June 23, 1999 as Document No. 99606489 (Sam's Real Estate Business Trust Restrictions).
 - (4) Declaration of Covenants, Restrictions and Easement for the Marketplace at Rolling Meadows dated as of June 22, 1999 and recorded on June 23, 1999 as Document No. 99606491.
 - (5) Easements for Utilities over parts of the land for the benefit of the Land and other property for the purpose of installing, maintaining, repairing, replacing and constructing said utilities, as contained in Declaration made by J.C. Penney Properties, Inc. dated June 1, 1976 and recorded July 7, 1976 as Document No. 73549143.
- d. Declaration of Restrictions and Easements dated July 10th, 2000 made by Republic Bank of Chicago, not personally, but as Trustee under Trust Agreement dated July 22, 1997 and known as Trust No. 1391.
- e. The Plat of Subdivision recorded September 27, 1999 as Document No. 99910798 and the Plat of Survey made by JAS Associates, Inc. Project Number 89-201 dated February 20, 2000, includes a certification by the Surveyor that the Land is located within Zone "C" (which is an area of minimal flooding - no shading). A special flood area as identified by the Federal Emergency Management Agency.

STREET ADDRESS: 1430 GOLF ROAD
CITY: ROLLING MEADOWS COUNTY: COOK
TAX NUMBER: 08-09-302-022

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LEGAL DESCRIPTION:

PARCEL 1:

LOT 4 IN THE MARKETPLACE OF ROLLING MEADOWS, ACCORDING TO THE PLAT THEREOF RECORDED IN THE COOK COUNTY RECORDERS OFFICE ON SEPTEMBER 27, 1999 AS DOCUMENT NUMBER 99910798 IN COOK COUNTY, ILLINOIS, BEING A RESUBDIVISION OF LOTS 1, 2, 4 AND 5 IN JCP MEADOWS PUD BEING A RESUBDIVISION OF LOT 1 IN JCP MEADOWS SUBDIVISION, IN SOUTHWEST 1/4 OF SECTION 9 AND THE SOUTHEAST 1/4 OF SECTION 8, BOTH IN TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS ACCORDING TO THAT PLAT THEREOF RECORDED IN THE COOK COUNTY RECORDERS OFFICE ON DECEMBER 18, 1985 AS DOCUMENT NUMBER 85329240 AND CORRECTED BY CERTIFICATE OF CORRECTION RECORDED IN THE COOK COUNTY RECORDER'S OFFICE ON AUGUST 11, 1988 AS DOCUMENT NUMBER 88364191 IN COOK COUNTY, ILLINOIS, AND ALSO LOT 1 AND OUTLOT A IN MTM RESUBDIVISION BEING A RESUBDIVISION OF LOT 3 AND OUTLOT A IN JCP MEADOWS P.U.D IN THE SOUTHWEST 1/4 OF SECTION 9 AND SOUTHEAST 1/4 OF SECTION 8, BOTH IN TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THAT PLAT THEREOF RECORDED IN THE COOK COUNTY RECORDER'S OFFICE ON SEPTEMBER 16, 1993 AS DOCUMENT NUMBER 93742116, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

A NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 AND RIGHTS TO THE USE OF COMMON AREAS FOR THE PURPOSES FOR WHICH THEY ARE PROVIDED AND INTENDED, INCLUDING, BUT NOT LIMITED TO (A) INGRESS, EGRESS, ACCESS, LOADING AND UNLOADING, PARKING AND VEHICULAR AND PEDESTRIAN TRAFFIC, INCLUDING COMMERCIAL VEHICULAR TRAFFIC SUCH AS DELIVERY TRUCKS, UPON OR ACROSS, AS APPLICABLE, THE PARKING AREAS, ENTRANCES, EXITS, DRIVEWAYS, ALKS OR SERVICE DRIVES LOCATED WITHIN THE COMMON AREAS; (B) INSTALLATION, OPERATION, MAINTENANCE AND USE OF SANITARY SEWERS STORM DRAINS, DETENTION BASINS, WHETHER UNDERGROUND OR AT GRADE, WATER, ELECTRIC AND GAS LINES, TELEPHONE LINES, VAULTS, CONDUITS AND TRANSFORMERS AND OTHER UTILITY LINES AND RELATED FACILITIES (WHICH SHALL BE LOCATED UNDERGROUND WHENEVER FEASIBLE); AND (C) USE OF LANDSCAPING, DIRECTION SIGNS AND OTHER AREAS INTENDED FOR COMMON USE, OVER THE LAND AS DESCRIBED IN SAID INSTRUMENT, AS SET FORTH IN THE DECLARATION OF COVENANTS, RESTRICTIONS AND EASEMENTS DATED JUNE, 1999 AND RECORDED JUNE 23, 1999 AS DOCUMENT NO. 99606491 MADE BY REPUBLIC BANK OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 22, 1997 AND KNOWN AS TRUST NUMBER 1391