

UNOFFICIAL COPY

00874144

7109 0174 08 001 Page 1 of 4
2000-11-06 14:08:38
Cook County Recorder 27.00



7868651 OB (copy) NO abstr TM

TRUSTEE'S DEED

THIS INSTRUMENT, made this 23rd day of October, 2000, between **LASALLE BANK NATIONAL ASSOCIATION** (as successor trustee to American National Bank And Trust Company Of Chicago), a corporation duly organized and existing as a national banking association under the laws of the United States of America, 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 national banking association in pursuance of a certain Trust Agreement, dated the 16th day of December, 1985, and known as Trust Number **66307**, party of the first part, and **ANTHONY R. FORTUNA and MICHAEL FORTUNA**, not as tenants in common, but as **JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP**, party of the second part.

4

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 grant, sell, convey and quit claim unto said parties of the second part, the real estate described on Exhibit A attached hereto and made a part hereof, 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 the 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 one of its Vice Presidents or its Assistant Vice Presidents and attested by its Assistant Secretary, the day and year first above written.

LASALLE BANK NATIONAL ASSOCIATION,
as Trustee, as aforesaid

By: *Brandy Collier*

VICE PRESIDENT

ATTEST *Reta A. Edwards*

ASSISTANT SECRETARY

BOX 333-CTD

UNOFFICIAL COPY

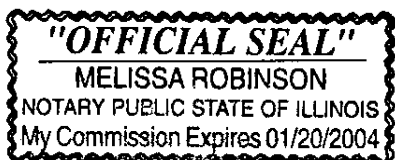
STATE OF ILLINOIS)
) SS.
 COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that the above named Vice President and Assistant Secretary of LASALLE BANK NATIONAL ASSOCIATION, A National Banking Association, Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice President 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 national Banking Association 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 National Banking Association caused the corporate seal of said National Banking Association 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 National Banking Association for the uses and purposes therein set forth.

Given under my hand and Notary Seal, this 23rd day of October, 2000.

Melissa Robinson
 Notary Public

My Commission Expires:



This Instrument Prepared By:

Daniel Seltzer, Esq.
 Attorney at Law
 55 West Monroe Street, 32nd Floor
 Chicago, Illinois 60606

Grantee's Address and Send
 Subsequent Tax Bills To:

Anthony Fortuna
 633 S. Plymouth Court, Unit 402
 Chicago, Illinois 60605

After Recording Return To:
~~Anthony Fortuna~~
~~633 S. Plymouth Court, Unit 402~~
~~Chicago, Illinois 60605~~

PETER BURDI, ATTY AT LAW
 431 S. Dearborn # 203
 Chgo. IL. 60605

EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1: UNIT NO. 402 IN THE POPE BUILDING CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PARTS OF LOTS 17, 18, 19 AND 20 OF BRAND'S SUBDIVISION OF BLOCK 136 IN SCHOOL SECTION ADDITION TO CHICAGO IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 09200618, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: NON-EXCLUSIVE EASEMENTS FOR INGRESS AND EGRESS, USE AND ENJOYMENT FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED AS DOCUMENT NUMBER 09200617.

COMMON ADDRESS: UNIT 402, 633 SOUTH PLYMOUTH COURT
CHICAGO, ILLINOIS 60605

PERMANENT INDEX NUMBER: 17-16-408-003-0000
17-16-408-004-0000
17-16-408-005-0000
17-16-408-006-0000

SUBJECT TO: GENERAL REAL ESTATE TAXES NOT YET DUE AND PAYABLE; THE ILLINOIS CONDOMINIUM PROPERTY ACT, THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS AND ALL AMENDMENTS AND EXHIBITS THERETO; ALL EASEMENTS, PARTY WALL RIGHTS AND AGREEMENTS; AIR RIGHTS AND COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD INCLUDING BUT NOT LIMITED TO THE POPE BUILDING CONDOMINIUM DECLARATION OF COVENANTS, RESTRICTIONS AND EASEMENTS, AS AMENDED; APPLICABLE ZONING AND BUILDING LAWS AND ORDINANCES; ACTS DONE OR SUFFERED BY GRANTEE OR ANYONE CLAIMING THROUGH GRANTEE; RIGHTS OF THE TENANT UNDER THE EXISTING LEASE; LEASES AND LICENSES AFFECTING THE COMMON ELEMENTS.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.

UNOFFICIAL COPY

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

THE TENANT OF UNIT AFORESAID HAS WAIVED OR HAS FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL

COOK
CO. NO. 016
3 1 0 9 8 6
PB. 10686

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX

NOV 3 '00
DEPT. OF REVENUE

219.00

3 3 8 2 8 0

Cook County
REAL ESTATE TRANSACTION TAX

REVENUE STAMP NOV-3'00
PB. 11427

105.50

1 3 4 8 8 2

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX

DEPT. OF REVENUE NOV 3 '00
PB. 11193

900.00

1 3 4 8 8 3

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX

DEPT. OF REVENUE NOV 3 '00
PB. 11193

682.50