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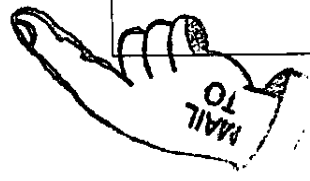
317/0088 03 001 Page 1 of 3
2000-01-24 11:37:14
Cook County Recorder 25.50



2002/7/18 MTC (M)
TRUSTEE'S DEED 1/2
TENANCY BY THE
ENTIRETY

After Recording Mail to:
Insert Name and address here:

John F. Conlon
4613 N. Damen
Chicago, IL 60625



Name and Address of Taxpayer:

Frank Fountain and Melissa Fountain, husband and wife
2152 West Walton, 2
Chicago, Illinois 60622

THIS INDENTURE, made this January 21, 2000 between ALBANY BANK & TRUST COMPANY N.A., an association organized under the laws of the United States of America, as Trustee under the provisions of a Deed or Deeds in Trust, duly recorded and delivered to said Bank in pursuance of a Trust Agreement dated January 11, 1999, and known as Trust Number 11-5496, Party of the First Part, and ~~FRANK FOUNTAIN~~ and Melissa Fountain, husband and wife, Parties of the Second Part; **FRANCIS F. FOUNTAIN, III**

WITNESSETH, that said Party of the First Part, in consideration of the sum of TEN and NO/100 DOLLARS, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said Parties of the Second Part, not as Joint Tenants nor as Tenants in Common, but as TENANTS BY THE ENTIRETY with the right of survivorship, the following described real estate situated in Cook County, Illinois, to wit:

See Attached Exhibit "A"

PIN # 13-14-201-032-0000
Property Address: 4700 N. St. Louis, Chicago, Illinois 60625

together with the tenements and appurtenances thereunto belonging; TO HAVE AND TO HOLD the same unto said Parties of the Second Part forever, not in tenancy in common, but AS TENANTS BY THE ENTIRETY with the right of survivorship.

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. SUBJECT, HOWEVER, to; the liens of all Trust Deeds and/or Mortgages upon said real estate, if any, of record in said county; all unpaid general taxes and special assessments and other liens and claims of any kind; pending litigation, if any, affecting the said real estate; building lines; buildings, liquor and other restrictions of record, if any; party wall rights and party wall agreements, if any; Zoning and Building Laws and Ordinances; mechanic's lien claims, if any, easements of record, if any; and rights and claims of parties in possession.

Property of Cook County Clerk's Office

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

ALBANY BANK & TRUST COMPANY N.A., As Trustee aforesaid

By: _____ Trust Officer

Attest: Michael Benton Vice President

STATE OF ILLINOIS)

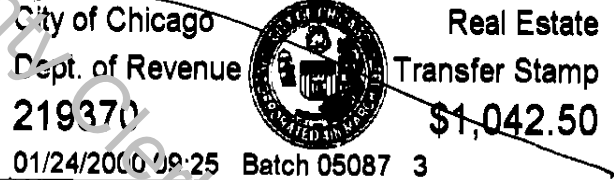
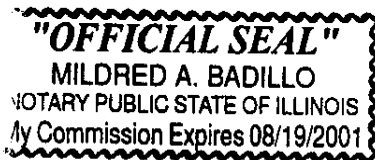
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT the above named Trust Officer and the above named Vice President personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 19th day of January, 2000

Mildred A. Badillo

Notary Public



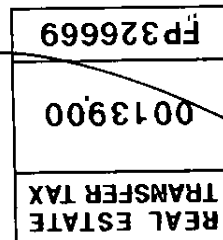
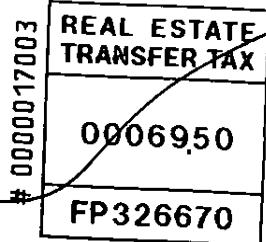
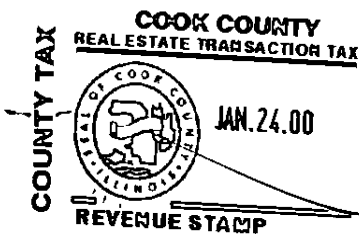
Illinois Transfer Stamp - Exempt under provisions of paragraph _____ section 4, Real Estate Transfer Act

Buyer, Seller or Representative

Prepared by: THOMAS E. RALEIGH, Esq., General Counsel and Trust Officer, Albany Bank & Trust Company N.A., 3400 W. Lawrence Ave., Chicago, IL 60625-5188 - 267.7300, Ext. 268 FAX 773.267.9405

**DO NOT MAIL RECORDED DEED TO ALBANY BANK.
MAIL TO GRANTEE OR GRANTEE'S ATTORNEY OR AGENT.**

REORDER ITEM #: TX-1000 LABEL



STATE TAX

UNOFFICIAL COPY

00057929

LEGAL DESCRIPTION

PARCEL 1:

UNIT 4700-3 IN ST. LOUIS COURT CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 9 AND 10 IN STAFFORD AND FRANKEL'S SUBDIVISION OF BLOCK 7 IN CLARK'S SUBDIVISION OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 14, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 09209375, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S-03, A LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 09209375.

Permanent Index No.: 13-14-201-032-0000 (affects the underlying land)
Property Address: 4700 NORTH ST. LOUIS, unit 3, CHICAGO, IL 60625

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT SET FORTH IN THE DECLARATION OF CONDOMINIUM; AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING LAND DESCRIBED THEREIN.

THERE WAS NO EXISTING TENANT IN THIS UNIT, OR THE TENANT IN THIS UNIT PRIOR TO CONSTRUCTION HAS WAIVED ITS RIGHT OF FIRST REFUSAL AND OPTION TO PURCHASE SUBJECT UNIT. THEREFORE, NO ONE HAS STATUTORY OPTION TO PURCHASE.

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

This conveyance is subject to: general real estate taxes for the current year not then due; the Act, Declaration, Plat, By-Laws, easements, covenants, and conditions of record; and the Grantee's mortgage, if any.