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2001-02-06 11:25:56
Cook County Recorder 25.50

192
#269322
**PRAIRIE BANK
AND TRUST COMPANY**

TRUSTEE'S DEED



0010097871

GIT

4269322(1/2)

The above space is for the recorder's use only

THIS INDENTURE, made this 24TH day of JANUARY, 2001,
between PRAIRIE BANK AND TRUST COMPANY, an Illinois Banking Corporation, 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 Bank in pursuance of a certain trust agreement dated the 6TH day of
FEBRUARY 1995, and known as Trust Number 95-002, party of the first part, and
DARNELL MARTIN, JR., A SINGLE PERSON

parties of the second part.
Address of Grantee(s): 1645 W. NORTH AVENUE, UNIT 3, CHICAGO, IL

WITNESSETH, that said party of the first part, in consideration of the sum of Ten dollars (\$10.00), and other good and
valuable considerations in hand paid, does hereby Quit Claim and convey unto said parties of the second part,
the following described real estate, situated in
COOK County, Illinois, to-wit:

~~UNIT 3 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS
IN 1645 NORTH CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED
AS DOCUMENT NO. , IN THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 6,
TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK
COUNTY, ILLINOIS, AND ATTACHED EXHIBIT A.~~

3-ju

SUBJECT TO: GENERAL TAXES FOR 2000 AND SUBSEQUENT YEARS; COVENANTS, CONDITIONS,
RESTRICTIONS AND EASEMENTS OF RECORDS; BUILDING LINES.

Address of Real Estate: 1645 W. NORTH AVENUE, UNIT 3, CHICAGO, IL
Permanent Index Number: 17-06-204-044 VOL 583

Together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said parties 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.

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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 Trust Officer and attested by its _____ Asst. Trust Officer, the day and year first above written.

PRAIRIE BANK AND TRUST COMPANY

as Trustee, as aforesaid,

BY:

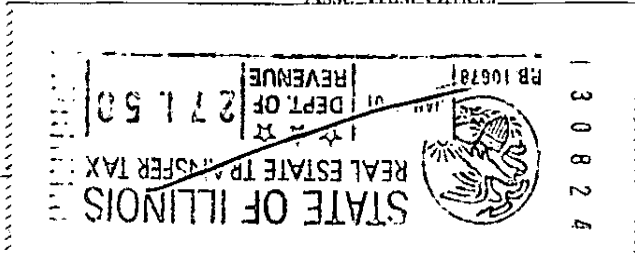
[Signature]
ASSISTANT

Trust Officer

ATTEST:

[Signature]

Asst. Trust Officer



Property of [Watermark]

State of Illinois

County of Cook

} SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid DO HEREBY CERTIFY, THAT KAREN M. FINN

ASSISTANT

Trust Officer of PRAIRIE BANK AND TRUST

COMPANY, and TERESA M. BIBRO

Asst. Trust Officer of said Bank, personally known to me to be the same persons, whose names are subscribed to the foregoing instrument as such, ASSISTANT Trust Officer and Asst. Trust Officer, 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 Bank for the uses and purposes, therein set forth and the said Asst. Trust Officer did also then and there acknowledge that said Asst. Trust Officer as custodian of the corporate seal of said Bank did affix the said corporate seal of said Bank to said instrument as said Asst. Trust Officer's own free and voluntary act, and as the free and voluntary act of said Bank for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 24TH day of JANUARY, 2001

[Signature]
Notary Public



DELIVER TO:

NAME

Kristan J. Richards

STREET

2224 W. Irving Park Rd.

CITY

Chicago, IL 60618

This instrument was prepared by:

PRAIRIE BANK AND TRUST COMPANY

7661 S. Harlem Avenue

Bridgeview, IL 60455

Exempt under provisions of Paragraph e, Section 4, Real Estate Transfer Tax Act.

Date

Buyer, Seller or Representative

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EXHIBIT A

PARCEL 1: Unit 3 Together With Its Undivided Percentage Interest In The Common Elements In 1645 North Condominium As Delineated and Defined In The Declaration Recorded As Document No. 0016088785, In The East 1/2 Of Section 6, Township 39 North Range 14, East Of The Third Principal Meridian, In Cook county, Illinois.

PARCEL 2: Exclusive Use For Parking Purposes In And To Parking Space No. P3, A Limited Common Element, As Set Forth And Defined In Said Declaration Of Condominium And Survey Attached Thereto, In Cook county, Illinois.

The Tenant Of Unit 3 Has Waived Or Has Failed To Exercise The Right Of First Refusal.

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 Land Described Therein.

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.

THIS DEED IS SUBJECT TO:

1. Real Estate Taxes not yet due and payable and for subsequent years;
2. The Declaration;
3. Public and Utility easements;
4. Covenants, conditions, restrictions of record as to use and occupancy, party wall agreements;
5. Applicable zoning and building laws, ordinances and restrictions;
6. Roads and highways, if any;
7. Provisions of the Condominium Property Act of Illinois;
8. Acts done or suffered by the Purchaser;
9. Installments due after the date of closing of assessments established pursuant to the Declaration.

★	0	CITY OF CHICAGO	★
★	1	REAL ESTATE TRANSACTION TAX	★
★	3	DEPT. OF REVENUE	★
★	4	JAN-2'01	★
★	9	678.75	★
★	8	PB.11191	★
0	9	Cook County	
6	6	REAL ESTATE TRANSACTION TAX	
6	9	REVENUE STAMP	
0	8	JAN-2'01	
		135.75	
		PB.11421	

★	1	CITY OF CHICAGO	★
★	2	REAL ESTATE TRANSACTION TAX	★
★	3	DEPT. OF REVENUE	★
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0016088785
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