

UNOFFICIAL COPY 0020001653

# TRUSTEE'S DEED

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2002-01-02 09:38:57  
Cook County Recorder 25.00



Grantor, COSMOPOLITAN BANK AND TRUST, a corporation of Illinois, duly authorized to accept and execute land trusts within the State of Illinois, not personally, but as Trustee under the provisions of a deed or deeds in trust duly recorded and/or filed and delivered to said bank pursuant to a certain Trust

Agreement dated the 10<sup>th</sup> day of February in the year 1995, and known as Trust Number 30281, in consideration of Ten Dollars (\$10.00) and other valuable consideration, receipt of which is hereby acknowledged, conveys and quit claims to: Mahboob Hussain, single

of 858 W. Washington Blvd., Unit 1W, Oak Park, IL, 60302 the following described real estate in Cook County, Illinois, together with the appurtenances attached thereto:

SEE EXHIBIT "A" ATTACHED HERETO WHICH IS MADE A PART HEREOF

Exempt per Section 4b  
Real Estate Transfer Tax Act



NOV 14 01

# 0900001143

REAL ESTATE TRANSFER TAX
0138400
FP 102801

Richard A. Martens  
Representative

11/14/01  
Date

## RECORD THIS DEED

PIN: 16-07-319-012

IN WITNESS WHEREOF, COSMOPOLITAN BANK AND TRUST, not personally but as Trustee aforesaid, has caused this trustee's deed to be signed by its Vice President and Trust Officer and its corporate seal to be affixed hereto and attested by its Land Trust Administrator this 9<sup>th</sup> day of November in the year 2001.

# BOX 333-CTT

7955365 AT 21113958

PROPERTY OF COOK COUNTY CLERK'S OFFICE



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**LEGAL DESCRIPTION:**

20001653

UNIT NUMBER 858-1W IN KINZER COURT CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 13, 14 AND 15 IN BLOCK 2 IN THE SUBDIVISION OF BLOCKS 2, 3, AND 4 IN FORCE, SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A". TO THE DECLARATION OF CONDOMINIUM RECORDED JULY 12, 2001 AS DOCUMENT NUMBER 0010616202; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

**SUBJECT TO:**

1. 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.
2. 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.
3. The tenant of the unit had no right of first refusal.
4. General real estate taxes not yet due and payable; easements, covenants, conditions restrictions and building lines of record, including any easement established by or implied from the Declaration of Condominium Ownership or amendments thereto, if any; applicable zoning and building laws or ordinances; encroachments, if any; acts done or suffered by Grantee; limitations and conditions imposed by the Condominium Property Act of the State of Illinois; Declaration of Condominium Ownership and all amendments thereto, if any; and existing leases, licenses and agreements affecting the common elements.

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