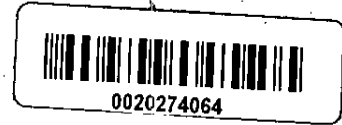


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2759/0255 20 001 Page 1 of 4
2002-03-11 15:13:03
Cook County Recorder 27.50

Property Address:
13455, 13457, & 13459 Cove Court
Palos Heights, IL



TRUSTEE'S DEED
(Individual)

PT 3149 1 of 2

3
at
D

TICOR TITLE INSURANCE

This Indenture, made this 19th day of November, 2001, between Parkway Bank and Trust Company, an Illinois Banking Corporation, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said corporation in pursuance of a trust agreement dated 10-7-99 and known as Trust Number 12397, as party of the first part, and WESTGATE VALLEY, L.L.C., 1904 Wright Blvd., Schaumburg, IL 60193 as party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, does hereby grant sell and convey unto the said party of the second part all interest in the following described real estate situated in Cook County, Illinois, to wit:

See Exhibit A for Legal Description and PIN

together with the tenements and appurtenances thereunto belonging.

This deed is executed pursuant to the power granted by the terms of the deed(s) in trust and the trust agreement and is subject to liens, notices and encumbrances of record and additional conditions, if any on the reverse side.

DATED: 19th day of November, 2001.

Parkway Bank and Trust Company,
as Trust Number 12397

By Jo Ann Kubinski
Jo Ann Kubinski
Assistant Trust Officer

Attest: Marcelene J. Kawczynski
Marcelene J. Kawczynski
Assistant Cashier



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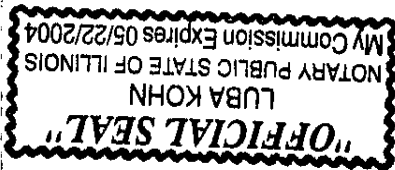
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Example Under Provisions of
Section of the Illinois Real Estate
Transfer Stamp Tax Act And
Section of the Cook County
Real Estate Transfer Stamp Tax
Ordinance: 7-21-2002
Dated: 7-21-2002



MAIL TO:
WESTGATE VALLEY, L.L.C.
1904 Wright Blvd.
Schaumburg, IL 60193
Address of Property
13455, 13457, & 13459 Cove Court
Palos Heights, IL

This instrument was prepared by: Jo Ann Kubinski
4800 N. Harlem Avenue
Harwood Heights, Illinois 60706



Luba Kohn
Notary Public

Given under my hand and notary seal, this 19th day of November 2001.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Jo Ann Kubinski, Assistant Trust Officer and Marcelene J. Kawczynski, Assistant Cashier personally known to me to be the same persons whose names are subscribed to the foregoing instrument in the capacities shown, appeared before me this day in person, and acknowledged signing, sealing and delivering the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

STATE OF ILLINOIS)
(SS.
COUNTY OF COOK)

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LEGAL DESCRIPTION FOR LOT 53:

THAT PART OF LOT 2 OF FOREST RIDGE AT WESTGATE VALLEY, BEING A SUBDIVISION OF PART OF THE WEST ¼ OF THE SOUTHWEST ¼ OF SECTION 32, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 2 AND RUNNING THENCE NORTH 89 DEGREES 22 MINUTES 52 SECONDS WEST, ALONG THE SOUTH LINE OF LOT 2, SAID LINE ALSO BEING THE NORTH LINE OF 135TH STREET, 111.05 FEET; THENCE NORTH 19 DEGREES 37 MINUTES 50 SECONDS WEST, 131.05 FEET, TO A POINT ON CURVE ON THE SOUTH LINE OF COVE COURT (LOT 6 OF AFORESAID FOREST RIDGE AT WESTGATE VALLEY); THENCE NORTHEASTERLY ALONG SAID SOUTH LINE ALONG A NON-TANGENT CURVE WHOSE CENTER LIES NORTHERLY AND HAS A RADIUS OF 60.00 FEET, 37.95 FEET, ARC (CHORD BEARING NORTH 52 DEGREES 15 MINUTES 06 SECONDS EAST, 37.32 FEET, CHORD); THENCE SOUTH 55 DEGREES 51 MINUTES 58 SECONDS EAST, 151.71 FEET, TO A POINT ON THE EAST LINE OF AFORESAID LOT 2; THENCE SOUTH 00 DEGREES 01 MINUTES 01 SECONDS WEST, ALONG SAID EAST LINE, 62.34 FEET, MORE OR LESS, TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

COMMON ADDRESS: 13455 COVE COURT, PALOS HEIGHTS, IL 60463

LEGAL DESCRIPTION FOR LOT 54:

THAT PART OF LOT 2 OF FOREST RIDGE AT WESTGATE VALLEY, BEING A SUBDIVISION OF PART OF THE WEST ¼ OF THE SOUTHWEST ¼ OF SECTION 32, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 2 AND RUNNING THENCE NORTH 89 DEGREES 22 MINUTES 52 SECONDS WEST, ALONG THE SOUTH LINE OF LOT 2, SAID LINE ALSO BEING THE NORTH LINE OF 135TH STREET, 111.05 FEET; TO THE POINT OF BEGINNING; THENCE CONTINUING NORTH 89 DEGREES 22 MINUTES 52 SECONDS WEST, ALONG SAID SOUTH LINE, 89.20 FEET; THENCE NORTH 01 DEGREES 53 MINUTES 45 SECONDS WEST, 119.95 FEET, TO A POINT ON THE SOUTH LINE OF COVE COURT (LOT 6 OF AFORESAID FOREST RIDGE AT WESTGATE VALLEY); THENCE SOUTH 88 DEGREES 09 MINUTES 05 SECONDS EAST, ALONG SAID SOUTH LINE, 27.06 FEET, TO A POINT OF CURVE; THENCE EASTERLY ALONG SAID SOUTH LINE ALONG A CURVE WHOSE CENTER LIES NORTHERLY AND HAS A RADIUS OF 60.00 FEET, 22.49 FEET, ARC (CHORD BEARING NORTH 81 DEGREES 06 MINUTES 33 SECONDS EAST, 22.35 FEET, CHORD); THENCE SOUTH 19 DEGREES 37 MINUTES 50 SECONDS EAST, 131.05 FEET, MORE OR LESS, TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

COMMON ADDRESS: 13457 COVE COURT, PALOS HEIGHTS, IL 60463

LEGAL DESCRIPTION FOR LOT 55:

THAT PART OF LOT 2 OF FOREST RIDGE AT WESTGATE VALLEY, BEING A SUBDIVISION OF PART OF THE WEST ¼ OF THE SOUTHWEST ¼ OF SECTION 32, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 2 AND RUNNING THENCE NORTH 89 DEGREES 22 MINUTES 52 SECONDS WEST, ALONG THE SOUTH LINE OF LOT 2, SAID LINE ALSO BEING THE NORTH LINE OF 135TH STREET, 200.25 FEET, TO THE POINT OF BEGINNING; THENCE CONTINUING NORTH 89 DEGREES 22 MINUTES 52 SECONDS WEST, ALONG SAID SOUTH LINE, 67.87 FEET, TO A POINT ON CURVE ON THE EAST LINE OF FOREST RIDGE DRIVE (LOT 6 OF AFORESAID FOREST RIDGE AT WESTGATE VALLEY); THENCE NORTHERLY ALONG SAID EAST LINE, ALONG A NON-TANGENT CURVE WHOSE CENTER LIES WESTERLY AND HAS A RADIUS OF 400.00 FEET, 105.89 FEET, ARC (CHORD BEARING NORTH 12 DEGREES 33 MINUTES 01 SECONDS WEST, 105.58 FEET, CHORD); TO A POINT ON THE SOUTH LINE OF COVE COURT (LOT 6 OF AFORESAID FOREST RIDGE AT WESTGATE VALLEY); THENCE NORTH 69 DEGREES 33 MINUTES 26 SECONDS EAST, ALONG SAID SOUTH LINE, 49.79 FEET; THENCE SOUTH 88 DEGREES 09 MINUTES 05 SECONDS EAST, ALONG SAID SOUTH LINE, 67.27 FEET; THENCE SOUTH 01 DEGREES 53 MINUTES 45 SECONDS EAST, 119.95 FEET, MORE OR LESS, TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

COMMON ADDRESS: 13459 COVE COURT, PALOS HEIGHTS, IL 60463

PERMANENT INDEX NUMBERS: 24-32-300-004, 24-32-300-005, 24-32-300-006, 24-32-300-007

SUBJECT TO: RECORDED EASEMENTS AND 2000 TAXES AND SUBSEQUENT YEARS.

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PATRIOT REAL ESTATE TITLE SERVICES, INC.

33 WEST HIGGINS ROAD SUITE 1050, SOUTH BARRINGTON, IL 60010

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, An Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated Feb 22, 2002, 19

SIGNATURE: _____

Grantor or Agent

Subscribed and sworn to before me by the said ~~_____~~ Kenneth Struck this 22 day of FEB, 192002
Notary Public _____

The grantee of his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois Corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated Feb 22, 2002, 19

SIGNATURE: _____

Grantee of Agent

Subscribed and sworn to before me by the said Kenneth Struck this 22 day of FEB, 192002
Notary Public _____

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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Property of Cook County Clerk's Office