UNOFFICIAL COP

TRUSTEE'S

DEED

22038599 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

3926/0157 45 001 Page 1 of 2002-05-21 11:04:01 Cook County Recorder

bank pursuant to a certain Trust Agreement dated the 10th day of February in the year 1995, and known as Trust Numb 30281, in consideration of Ten Dollars (\$10.00) and other valuable consideration, receipt of which is , and known as Trust Number hereby acknowledged, conveys and quit claims to: Nick Dyslin & Amy Elmore, husband and wife not as tenants in common, not as joint tenants but as tenants by the entierity. the following described real estate in of 2103 W. Eastwood, Chicago, IL. 60625 County, Illinois, together with the inpurtenances attached thereto: SEE EXHIBIT "A" ATTACHED HERETO WHICH IS MADE A PART HEREOF REAL ESTATE TRANSFER TAX 0139200 Exempt per Section 4b FP 102801 Real Estate Transfer Tax Act COOK COUNTY REAL ESTATE PANSFER TAX Representative 0008675 FP 102802

PIN: 16-07-319-012

IN WINTESS 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 22nd day of April in the year 2002.

RECORD THIS DEED

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COSMOPOLITAN BANK AND TRUST

as Trustee as aforesaid, and not personally

20577094

State of Illinois)
County of Cook)

This instrument was prepared By: <u>D. Fisher</u> Land Trust Department Cosmopolitan Bank and Trust 801 North Clark Street Chicago, Illinois 60610-3287 Its: Vice President and Trust Officer

Attest:

Its: Land Trust Administrator

I, the undersigned, a notary Public in and for said County, in the State aforesaid, do hereby certify that Todd W. Cordell, Vice President and Trust Officer of COSMOPOLITAN BANK AND TRUST, a corporation of Illinois, and Devin L. Fisher, Land Trust Administrator personally known to me to be the same persons, whose names are subscribed to the foregoing instrument as such Vice President and Trust Officer and Land Trust Administrator respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary acts, and as the free and voluntary act of said Bank, as Trustee aforesaid, for the uses and purposes therein set forth; and the said Land Trust Administrator did also then and there acknowledge that species custodian of the corporate seal of said Bank did affix the said corporate seal of said Bank to said instrument as her own free and voluntary act of said Bank, as Trustee as aforesaid, for the uses and purposes therein set forth.

Given under my hand and notarial sear ans 22nd day of April in the year-2002.

Notary Public

"OFFICIAL SEAL"
PAMELA D. WELCH
Notary Public, State of Illinois
My Commission Expires 10-27-2004

Mail to:

Box 330

<u>Unit 3, 856 W. Washington, Oak Park, IL. 60302</u> Street address of described property

Name and Address of Taxpayer:

NICK DYSLIN 856W WASHINGTON BLUD UNIT 856-3 OAK PARK IL 60302

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UNIT NUMBER 856-3 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.