

UNOFFICIAL COPY

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4622/0324 45 001 Page 1 of 5
2002-06-24 12:42:24
Cook County Recorder 29.00



I Michael P Cusack CERTIFY THAT THE
TRUSTEE'S DEED DATED 4/7/98 MADE BY
FIRST BANK & TRUST OF PALATINO TO Celste Korlowski IS A TRUE COPY
OF THE ORIGINAL INSTRUMENT.

Michael P Cusack

Michael P Cusack APPEARED BEFORE ME THIS DATE IN PERSON
AND ACKNOWLEDGED THAT HE DELIVERED THE SAID
INSTRUMENT AS HIS OWN FREE AND VOLUNTARY ACT, FOR
THE USES AND PURPOSES THEREIN.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS 21st DAY
OF JUNE 2002.

Adam Kronen

NOTARY PUBLIC



BOX 333-CTI

CTI

7721918 CUSACK IALL NA

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TRUSTEE'S DEED

MAIL TO:

LAW OFFICES OF
BONNIE SPACCARELLI HANNON,
P.C.,
18-5 EAST DUNDEE ROAD,
STE #106
BARRINGTON, ILLINOIS
60010

The above space for recorder's use only

THIS INDENTURE, made this 7TH day of APRIL, 1998, between First Bank and Trust Company of Illinois (formerly known as First Bank and Trust Company, Palatine, Illinois), a corporation duly organized and existing as a banking corporation and 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 DECEMBER, 1996, and known as Trust Number 10-2088, party of the first part, and CELESTE KOZLOWSKI

3528 N. LEAVITT of CHICAGO, IL 60618 parties of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of TEN AND NO/100 (\$10.00) Dollars, and other good and

valuable considerations in hand paid, does hereby grant, sell and convey unto said parties of the second part, the following described real estate, situated in (COOK) County, Illinois, to wit:

~~LOT 1, 2, AND 3 (EXCEPT THE SOUTH 8 FEET THEREOF) IN SUBDIVISION OF LOT 9 IN CIRCUIT COURT COMMISSIONER'S DIVISION OF ESTATE OF JOHN SWEENEY (DECEASED) BEING THAT PART LYING EAST OF MILWAUKEE AVENUE OF THE WEST 1/2 OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTH WEST 1/4 OF SECTION 23, TOWNSHIP 20 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.~~

Permanent Real Estate Index No. 13-23-328-027-0000 20701321

039-1008

together with the tenements and appurtenances thereto belonging.

TO HAVE AND TO HOLD the same unto said party 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, SUBJECT, HOWEVER, to: the liens of all trusts 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; building, liquor and other restrictions of record, if any; party walls, 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.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Assistant Trust Officer and attested by its Assistant Trust Officer the day and year first above written.

FIRST BANK AND TRUST COMPANY OF ILLINOIS
as trustee, as aforesaid, and not personally

By: [Signature] Assistant Trust Officer

ATTEST [Signature] Assistant Trust Officer

7721918 CUSACK NA 1ACC

STY

This space for affixing Riders and Revenue Stamps

Document Number

UNOFFICIAL COPY

COUNTY OF COOK
STATE OF ILLINOIS

SS. I, KURTIS J. LOSO a Notary Public in and
for said County, in the State aforesaid, DO HEREBY CERTIFY, THAT
ROBERT G. HERSHENHORN

~~Assistant~~ Trust Officer of FIRST BANK and TRUST COMPANY OF
ILLINOIS, a banking corporation, and CARL R. RATH

~~Assistant~~, Assistant Trust Officer of said banking corporation,
personally known to me to be the same persons, whose names are subscribed
to the foregoing instrument as such Assistant Trust Officer, respectively, ap-
peared before me this day in person and acknowledged that they signed and
delivered the said instrument as their own free and voluntary act of said bank-
ing corporation as Trustee, for the uses and purposes therein set forth and
the said Assistant Trust Officer did also then and there acknowledge that
he/she, as custodian of the corporate seal of said banking corporation, did
affix the said corporate seal of said banking corporation to said instrument
as his/her own free and voluntary act, and as the free and voluntary act of
said banking corporation, as Trustee, for the uses and purposes therein set
forth.

Given under my hand and Notarial Seal

this 7TH day of APRIL 1998

Notary Public

STATE OF ILLINOIS

STATE TAX



JUN. 24. 02

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000030982
0000000000

REAL ESTATE
TRANSFER TAX

0017400

FP 102808

20701321

COOK COUNTY
REAL ESTATE TRANSACTION TAX

COUNTY TAX



JUN. 24. 02

REVENUE STAMP

0000031077

REAL ESTATE
TRANSFER TAX

0008700

FP 102802

CITY OF CHICAGO

CITY TAX



JUN. 24. 02

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000015479

REAL ESTATE
TRANSFER TAX

0130500

FP 102805

3811 W. SCHOOL ST. (UNIT "C")
CHICAGO, IL 60618

For information only insert street address of above described property.

THIS INSTRUMENT PREPARED BY:

FIRST BANK AND TRUST OF ILLINOIS

300 East Northwest Highway
Palatine, Illinois 60067

UNOFFICIAL COPY**CHICAGO TITLE INSURANCE COMPANY**

ORDER NUMBER: 1401 007721918 NA
STREET ADDRESS: 3811-C WEST SCHOOL
CITY: CHICAGO COUNTY: COOK
TAX NUMBER: 13-23-328-~~888-1008~~

LEGAL DESCRIPTION: 039-1008

UNIT NUMBER 3811-C IN HAMLIN COURT CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE;

LOTS 1, 2 AND 3 (EXCEPT THE SOUTH 8 FEET THEREOF) IN SUBDIVISION OF LOT 9 IN CIRCUIT COURT COMMISSIONER'S DIVISION OF ESTATE OF JOHN SWEENEY (DECEASED) BEING THAT PART LYING EAST OF MILWAUKEE AVENUE OF THE WEST 1/2 OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 23, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 98210601 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS

Recorded in Cook County Clerk's Office

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"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 COMDOMINIUM, 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.

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."

Property of Cook County Clerk's Office

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