

UNOFFICIAL COPY

Trustee's Deed

0021019798

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2002-09-17 14:16:41

Cook County Recorder 28.00



Fifth Third Bank

Working Hard To Be The Only Bank You'll Ever Need.



0021019798

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This Indenture, Made this 10th day of July A.D. 2002, by and between

FIFTH THIRD BANK,
AS TRUSTEE

Successor to Pinnacle Bank

a national banking association existing under and by virtue of the laws of the United States of America, as Trustee under a deed or deeds in trust given pursuant to the provisions of a trust agreement dated the 20th day of March A.D. 1997, and known as Trust No. 11500, party of

the first part, and FERNANDO FRIAS

4300 West Ford City Drive

Chicago, Illinois 60652

of Chicago County of Cook and State of Illinois party of the second part, WITNESSETH:

That said party of the first part by virtue of the power and authority vested in it by said deed and in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable considerations in hand paid, the receipt of which is hereby acknowledged, does hereby grant, sell and convey unto said part of the second part, the following described real estate situated in Cook County and State of Illinois, to-wit:

SEE RIDER ATTACHED HERETO AND MADE A PART HEREOF

BOX 333-CTI

TOWN OF CICERO Real Estate Transfer Tax \$1000

Cook County Real Estate Transfer Tax \$500

STATE OF ILLINOIS REAL ESTATE TRANSFER TAX SEP 12 '02 DEPT. OF REVENUE 105.00

Cook County REAL ESTATE TRANSACTION REVENUE STAMP SEP 12 '02 52.50

Property Address: 5302 West 23rd Street Unit 3, Cicero, Illinois 60804

Permanent Tax Identification No(s): 16-28-106-028-0000

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TO HAVE AND TO HOLD the same unto said part _____ of the second part, as aforesaid _____ heirs and assigns, forever.

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said Trustee by the terms of said deed or deeds in trust delivered to said Trustee in pursuance of the trust agreement above mentioned, and made subject to the lien of every trust deed or mortgage and every other lien against said premises (if any there be) of record in said county affecting the said real estate or any part thereof given to secure the payment of money and remaining unreleased at the date of the delivery hereof.

IN WITNESS WHEREOF, said party of the first part has caused these presents to be signed in its name by its Vice-President and Trust Officer attested by its Assistant Trust Officer the day and year first above written.

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FIFTH THIRD BANK,
AS TRUSTEE

Successor to Pinnacle Bank

ATTEST:

By [Signature]
VICE PRESIDENT & TRUST OFFICER

[Signature]
LAND ASSISTANT TRUST OFFICER

State of Illinois
County of ~~Cook~~ DuPage

I, _____ the undersigned _____ a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Robert C. Peiler Vice-President and Trust Officer of Fifth Third Bank, and Nancy Fudala Land ~~Assistant~~ Trust Officer thereof, 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 Assistant 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 purposes therein set forth;

GIVEN Under my hand and Notarial Seal this _____ 19th _____ day of July A.D. 2002
YEAR



[Signature]
NOTARY PUBLIC

My commission expires: _____

Impress seal here

Mail recorded instrument to:

JOSEPH MARIO MORENO, Esq
111 WEST WASHINGTON #1251
CHICAGO, IL 60602

Mail future tax bills to:

FERNANDO A. FEIAS
5302 W. 23RD ST #3
CHICAGO, IL 60604

This instrument was prepared by: JOHN W. PINDIAK

FIFTH THIRD BANK
640 Pasquinelli Drive
Westmont, IL. 60559

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EXHIBIT 'A'

Legal Description

21019798

UNIT NUMBER 5302-3 IN THE VICTORIA CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: THE EAST 5 FEET OF LOT 46 AND ALL OF LOTS 47 AND 48 IN BLOCK 15 IN HAWTHORNE LAND AND IMPROVEMENT COMPANY'S ADDITION TO MORTON PARK, A SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 28, 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 DECEMBER 28, 2001 AS DOCUMENT NUMBER 0011237805; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

THE TENANT OF THE UNIT HAS WAIVED OR FAILED TO EXERCISE THEIR 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 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