

COLE TAYLOR BANK

1834/0152 20 001 Page 1 of 3
2002-09-20 12:09:11
Cook County Recorder 28.00

TRUSTEE'S DEED

This Indenture, made this 11th day of September, 2002, between Cole Taylor Bank, an Illinois Banking Corporation, Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered in pursuance of a Trust Agreement dated the 21st day of October, 1977 and known as Trust No. 77-373 party of the first part, and Kostadin L. Gueorguiev and Ivanka Z. Gueorguieva, husband and wife, parties of the second part.

Address of Grantee(s): 2510 W. Berwyn, #109, Chicago, IL 60625

Witnesseth, that said party of the first part, in consideration of the sum of Ten (\$10.00) dollars, and other good and valuable considerations in hand paid, does hereby Convey and Quit Claim unto said parties of the second part, **not as joint tenants or as tenants in common but as TENANTS BY THE ENTIRETY**, the following described real estate, situated in Cook County, Illinois, to wit:



01761

Attached hereto and made a part

CITY OF CHICAGO



SEP. 18. 02

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000018556

REAL ESTATE TRANSFER TAX
0137300
FP 102805

STATE OF ILLINOIS

STATE TAX



SEP. 18. 02

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000037084

REAL ESTATE TRANSFER TAX
0018300
FP 102808

COOK COUNTY

REAL ESTATE TRANSACTION TAX



SEP. 18. 02

REVENUE STAMP

0000037084

REAL ESTATE TRANSFER TAX
0009150
FP 102802

P.I.N.: 12-11-122-009-0000

Together with the tenements and appurtenances thereunto belonging.

To Have and to Hold the same unto said parties of the second part, and to 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.

See Reverse

BOX 333-CTI

Handwritten notes on the left margin: 183, 1587, 099, 6, 015, 0508

Handwritten number 3

UNOFFICIAL COPY

In Witness Whereof, said part of the first part has caused its corporate seal to be heretc. affixed, and has caused its name to be signed to these presents by its _____ Vice President and attested by its Sr. Trust Officer, the day and year first above written.

COLE TAYLOR BANK,
As Trustee, as aforesaid,

By: _____
Vice President

Attest: _____
Sr. Trust Officer

STATE OF ILLINOIS
SS
COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby Certify, That Mario V. Gotanco, Vice President, and Linda L. Horcher, Sr. Trust Officer, of Cole Taylor Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instruments as such Vice President and Sr. 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, as the free and voluntary act of said Bank, for uses and purposes therein set forth; and the said Sr. Trust Officer did also then and there acknowledge that said Sr. Trust Officer as custodian of the corporate seal of said Bank did affix the said corporate seal of said Bank to said instrument as said Sr. Trust Officer's own free and voluntary act, and as the free and voluntary act of said Bank for the uses and purposes therein set forth.

Given under my hand and Notarial seal this 11th day of September, 2002.

Notary Public



Mail to:

Hymen + Blair, P.C.
750 W. Lake Cook Rd
Buffalo Grove, Ill.
60089

Address of Property:

8454 Catalpa
Unit 9
Chicago, IL 60656

This instrument was prepared by:

Linda L. Horcher
Cole Taylor Bank
111 West Washington, Suite 650
Chicago, Illinois 60602

9861501700

UNOFFICIAL COPY

LEGAL DESCRIPTION

PARCEL 1: UNIT 9 IN THE PARKSIDE SQUARE CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THAT PART OF THE WEST 208.50 FEET (AS MEASURED ON THE NORTH AND SOUTH LINES THEREOF) OF LOT 2 IN SECOND ADDITION TO SZCZESNY'S SUBDIVISION OF THE EAST 1/2 OF THE SOUTH 1/2 OF THE NORTH 1/2 OF THE NORTH EAST 1/4 OF THE NORTH WEST 1/4 OF SECTION 11, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE WEST 33.0 FEET THEREOF, ALSO EXCEPT THE NORTH 33.0 FEET THEREOF, ALSO EXCEPT THE WEST 185.00 FEET THEREOF, ALSO EXCEPT THE SOUTH 33.0 FEET THEREOF) DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF LOT 2; THENCE NORTH $01^{\circ} 49' 12''$ EAST ALONG THE WEST LINE THEREOF 172.96 FEET; THENCE SOUTH $38^{\circ} 13' 35''$ EAST 83.83 FEET; THENCE SOUTH $01^{\circ} 38' 31''$ WEST 18.92 FEET; THENCE SOUTH $88^{\circ} 16' 14''$ EAST 62.92 FEET; THENCE SOUTH $01^{\circ} 24' 48''$ WEST 23.26 FEET; THENCE SOUTH $88^{\circ} 10' 41''$ EAST 27.26 FEET; THENCE NORTH $01^{\circ} 43' 32''$ EAST 69.74 FEET; THENCE NORTH $88^{\circ} 24' 22''$ WEST 52.36 FEET; THENCE SOUTH $01^{\circ} 42' 20''$ WEST 20.42 FEET; THENCE NORTH $88^{\circ} 23' 51''$ WEST 8.76 FEET; THENCE NORTH $88^{\circ} 23' 51''$ WEST 8.76 FEET; THENCE SOUTH $89^{\circ} 59' 26''$ EAST 125.78 FEET TO THE EAST LINE OF THE WEST 208.50 FEET AFORESAID; THENCE SOUTH $01^{\circ} 49' 7''$ WEST ALONG SAID LINE 125.77 FEET; THENCE NORTH $55^{\circ} 30' 22''$ WEST 19.18 FEET; THENCE SOUTH $02^{\circ} 8' 43''$ WEST 9.69 FEET; THENCE SOUTH $55^{\circ} 30' 22''$ EAST 19.25 FEET TO THE EAST LINE OF THE WEST 208.50 FEET AFORESAID; THENCE SOUTH $01^{\circ} 49' 7''$ WEST ALONG SAID LINE 129.03 FEET TO THE SOUTH LINE OF LOT 2; THENCE NORTH $89^{\circ} 57' 37''$ WEST ALONG SAID SOUTH LINE 208.50 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-9, LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM AFORESAID, AS AMENDED FROM TIME TO TIME, RECORDED AS DOCUMENT NUMBER **10780629**

SUBJECT TO: GENERAL REAL ESTATE TAXES FOR 2001 AND SUBSEQUENT YEARS; PRIVATE, PUBLIC AND UTILITY EASEMENTS; APPLICABLE ZONING AND BUILDING LAWS OR ORDINANCES; SUCH OTHER MATTERS AS TO WHICH THE TITLE INSURER COMMITS TO INSURE BUYER AGAINST LOSS OR DAMAGE; ACTS OF BUYER; ENCROACHMENTS; COVENANTS, CONDITIONS, RESTRICTIONS, PERMITS, EASEMENTS AND AGREEMENTS OF RECORD AS AMENDED FROM TIME TO TIME.

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 COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED AS DOCUMENT NUMBER **10780629** AS AMENDED FROM TIME TO TIME AND THE DECLARATION OF CONDOMINIUM, AFORESAID, AS AMENDED FROM TIME TO TIME AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATIONS, AS AMENDED FROM TIME TO TIME, 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 DECLARATIONS, AS AMENDED FROM TIME TO TIME, THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATIONS WERE RECITED AND STIPULATED AT LENGTH HEREIN.

THE TENANT OF THE ABOVE UNIT HAS WAIVED OR FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL.

PERMANENT INDEX NUMBER: 12-11-122-009-0000
PROPERTY ADDRESS: 8454 W. CATALPA, UNIT 9, CHICAGO, IL 60656

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