

UNOFFICIAL COPY

0021434407

4870/0036 38 001 Page 1 of 3

2002-12-24 11:28:40

Cook County Recorder

28.50

TRUSTEE'S DEED
(Illinois)



0021434407

THIS AGREEMENT, made this 18 day of December, 2002, between Alan B. Grossberg not personally but as Trustee under the Alan B. Grossberg Revocable Trust under an Agreement dated August 23, 1993, Grantor, and The Nature Conservancy, a Non-Profit Corporation, organized and existing under the laws of the District of Columbia, and with principal business address of 4245 North Fairfax Drive, Suite 100, Arlington, Virginia 22203-1606, Grantee.

WITNESSES: The Grantor in pursuance of the power and authority vested in the Grantor as said Trustee, and of every other power and authority the Grantor hereunto enabling, does hereby convey and quitclaim unto the Grantee, in fee simple, the following described real estate, situated in the County of Cook, State of Illinois, to Wit:

UNIT NO. 2408 IN 5445 EDGEWATER PLAZA AS DELINEATED ON PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL):

THE SOUTH 31 FEET OF THE NORTH 875 FEET OF THE WEST 131.96 FEET; AND THAT PART LYING SOUTH OF THE SAID NORTH 875 FEET OF THE EAST FRACTIONAL HALF OF THE NORTHEAST 1/4 OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (ALL AS MEASURED PARALLEL WITH THE WEST AND NORTH LINES OF SAID EAST FRACTIONAL HALF OF THE NORTHEAST 1/4) AND LYING NORTH OF A LINE THAT IS DRAWN AT RIGHT ANGLES TO THE EAST LINE OF SHERIDAN ROAD, THRU A POINT IN SAID EAST LINE THAT IS 1,090 FEET SOUTH OF THE SAID NORTH LINE OF EAST FRACTIONAL HALF OF THE NORTHEAST 1/4; ALL OF THE ABOVE LYING WEST OF THE WEST BOUNDARY LINE OF LINCOLN PARK AS ESTABLISHED BY DECREE ENTERED JULY 6, 1908, IN CASE NUMBER 285574, CIRCUIT COURT, AS SHOWN ON PLAT RECORDED JULY 9, 1908, AS DOCUMENT NO. 4229498 (EXCEPT THEREFROM THE WEST 47 FEET THEREOF HERTOFORE CONDEMNED AS PART OF SHERIDAN ROAD) IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT C TO DECLARATION OF CONDOMINIUM MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED AUGUST 25, 1969 AND KNOWN AS TRUST NUMBER 27801, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NO. 24267313, TOGETHER WITH AN UNDIVIDED 0.20903 PERCENT INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND PLAT OF SURVEY).

UNOFFICIAL COPY

Property of Cook County Clerk's Office

together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

Permanent Real Estate Index Number (s): 14-08-203-015-1267

Address(es) of real estate: 5445 North Sheridan, Unit 2408, Chicago, Illinois

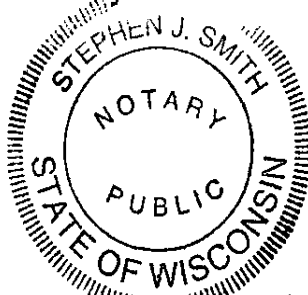
IN WITNESS WHEREOF, the grantor, as Trustee as aforesaid, has hereunto set his hand and seal the day and year first above written.

Alan B. Grossberg (SEAL)
ALAN B. GROSSBERG
as Trustee as aforesaid

STATE OF WISCONSIN)
) SS
COUNTY OF RACINE)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that ALAN B. GROSSBERG personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act as such trustee, for the uses and purposes therein set forth.

Given under my hand and official seal, this 18 day of December, 2002.



Stephen J. Smith
STEPHEN J. SMITH
NOTARY PUBLIC

This instrument was prepared by: John S. Carroll, 30 N. LaSalle Street, Suite 1200, Chicago, IL 60602

MAIL TO:

John S. Carroll
Carroll, Hartigan & Cerney, Ltd.
30 N. LaSalle Street
Suite 1200
Chicago, IL 60602

SEND SUBSEQUENT TAX BILLS TO:

The Nature Conservancy
4245 North Fairfax Drive
Suite 100
Arlington, Virginia 22203-1606
Attention: John Dwelley

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY 21434407
STATEMENT BY GRANTOR AND GRANTEE

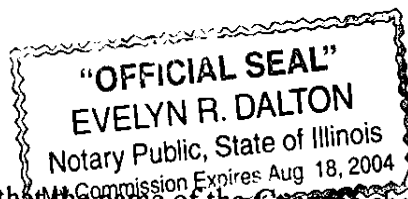
The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 12/24, 2002

Signature: _____

[Signature]
Grantor or Agent

Subscribed and sworn to before me
by the said [Signature]
this 24 day of December, 2002
Notary Public [Signature]



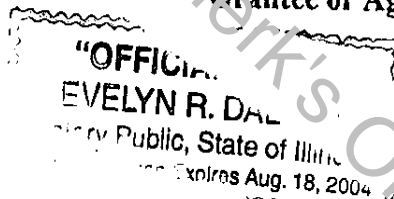
The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 12/24, 2002

Signature: _____

[Signature]
Grantee or Agent

Subscribed and sworn to before me
by the said [Signature]
this 24 day of December, 2002
Notary Public [Signature]



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.

(Attached 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.)

Revised 10/02-cp



EUGENE "GENE" MOORE

RECORDER OF DEEDS / REGISTRAR OF TORRENS TITLES
COOK COUNTY, ILLINOIS

UNOFFICIAL COPY

Property of Cook County Clerk's Office