



03323242340

TRUSTEE'S DEED

Doc#: 0332329234
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 11/19/2003 11:35 AM Pg: 1 of 3

After Recording Mail To:

G. SANTANA
236E NORTH
NORTHLAKE
60764

Name and Address of Taxpayer:

JUAN PRIETO
3110 W LOGON
CHICAGO, IL 60647

CTI (L) 8157013 (1083)

THIS INDENTURE, made this AUGUST 25, 2003 between ALBANY BANK & TRUST COMPANY N.A., an association organized under the laws of the United States of America, as Trustee under the provisions of a Deed or Deeds in Trust, duly recorded and delivered to said Bank in pursuance of a Trust Agreement dated 7/1/2002, and known as Trust Number 11-5852, Party of the First Part, and JUAN S. PRIETO, Party of the Second Part:

WITNESSETH, that said Party of the First Part, in consideration of the sum of TEN and NO/100 DOLLARS, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto the Party of the Second Part, the following described real estate situated in COOK County, Illinois, to wit:

UNIT NUMBER 1SE IN LAWRENCE CONDOMINIUMS, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

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LOTS 5, 6, AND 7 IN BLOCK 1 IN L.E. CRANDALL'S SECOND LAWRENCE AVENUE SUBDIVISION IN SECTIONS 17, TOWNSHIP 40 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 OCTOBER 18, 2002 AS DOCUMENT NUMBER 0021146126; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENT.

Property Address: 5841 W. LAWRENCE, UNIT #1SE, CHICAGO, IL 60630
PIN # 13-17-201-056-0000

TO HAVE AND TO HOLD the same unto said Party of the Second Part and to the proper use, benefit and behoove 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 Trust 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 wall rights and party wall

ROY 333-CTI

UNOFFICIAL COPY

RIDER TO TRUSTEE'S DEED DATED AUGUST 25, 2003, FROM ALBANY BANK AND TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 1, 2002 AND KNOWN AS TRUST NUMBER 11-5852, GRANTOR, TO JUAN PRIETO, GRANTEE:

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.

THE TENANT OF THE UNIT DID NOT HAVE A RIGHT OF FIRST REFUSAL

PURSUANT TO 765 ILCS 5/35d, NOTICE IS HEREBY GIVEN GRANTEE THAT THE PERMANENT INDEX NUMBER(S) CONTAINED IN THIS CONVEYANCE DO(ES) NOT SPECIFICALLY REPRESENT THE LEGAL DESCRIPTION OF THE PROPERTY. NOTICE IS FURTHER GIVEN THAT A DECLARATION OF CONDOMINIUM HAS BEEN RECORDED WITH THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON OCTOBER 18, 2002 AS DOCUMENT NUMBER 0021146126 WHICH WILL RESULT THE ISSUANCE OF A PERMANENT INDEX NUMBER FOR THE PROPERTY DESCRIBED HEREIN.