

UNOFFICIAL COPY



TRUSTEE'S DEED

Doc#: 0402126351
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 01/21/2004 02:17 PM Pg: 1 of 2

Date January 7, 2004

41826407821

Above space for revenue stamps

Above space for recorder's use only

THIS INDENTURE, made this 7th day of January, 2004, between FNBW Bank F/K/A First National Bank of Wheaton, Illinois, an Illinois Banking Association duly organized and existing under the Illinois State Banking Laws, as Trustee under the provisions of a deed or deeds in trust, duly recorded or registered and delivered to said Bank in pursuance of a trust agreement dated the 21st day of May, 2001, and known as Trust No. 1355 party of the first part, and Petko Dinev and Diana Dineva, NOT AS tenants in common, nor as joint tenants, but as ~~joint~~ tenants by the entirety parties of the second part. WITNESSETH, that said party of the first part, in consideration of the sum of (10.00) TEN dollars, and other good and valuable consideration in hand paid, does hereby grant, sell and convey unto said parties of the second part, Petko Dinev and Diana Dineva, not as tenants in common, nor as joint tenants, but as ~~joint~~ tenants by the entirety, the following described real estate, situated in COOK County, Illinois, to wit:

2
B

UNITS 4030-2A, IN ARLINGTON GROVE CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE.

PART OF THE NORTH 1/2 OF SECTION 1, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 25364419 AS AMENDED FROM TIME TO TIME, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS

PIN# 02-01-200-083-1093

Commonly known as 4030 Bonhill Drive, Unit 2A, Arlington Heights, IL 60004

Together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto parties of the second part, Petko Dinev and Diana T. Dineva, not as tenants in common, nor as joint tenants, but as ~~joint~~ tenants by the entirety, 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 trust deeds and/ or mortgages upon said real estate, if any, or 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 liens; 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 hereto affixed and has caused its name to be signed to these presents by its Trust Officer and attested by its Assistant Trust Officer, the day and year first above written.

ATGF, INC.

UNOFFICIAL COPY

FNBW BANK F/K/A FIRST NATIONAL BANK OF WHEATON, as Trustee as aforesaid

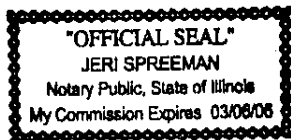
By: [Signature] TRUST OFFICER

Attest: [Signature] ASSISTANT TRUST OFFICER

STATE OF ILLINOIS }
COUNTY OF COOK } SS.

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY, THAT Jodi Spreeman, Loan Officer/Assistant Trust Officer, and Melissa Long-Smith, Senior Vice President/Trust Officer of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Loan Officer/Assistant Trust Officer and Senior Vice President/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 uses and purposes therein set forth; and the said Loan Officer did also then and there acknowledge that he, as custodian of the corporate seal of said Bank, did affix the said corporate seal of said Bank to said instrument as her 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 17th day of JAN, 2008.

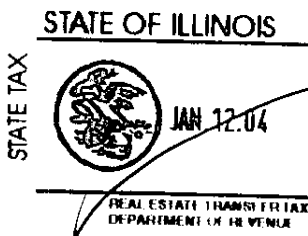


[Signature]
Notary Public

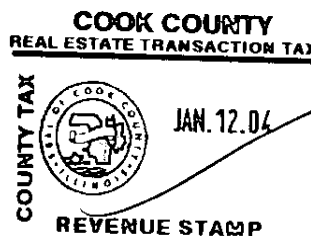
DELIVER TO: Ansani & Ansani
1411 W. Peterson Ave., #202
Park Ridge, IL 60068

PREPARED BY: FNBW Bank
7757 W. Devon Ave.
Chicago, IL 60631

MAIL TO:
Eric Schmalz
165 E. PALATINE Rd
Palatine, IL 60067



# 000051817	REAL ESTATE TRANSFER TAX
	0008500
	FP326652



# 000051625	REAL ESTATE TRANSFER TAX
	0004250
	FP326665