

UNOFFICIAL COPY

TRUSTEE'S DEED

THIS INDENTURE, dated this 8th Day of April, 2004, between FAMILY BANK & TRUST COMPANY **, an Illinois banking corporation, Palos Hills, Illinois, 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 the 22nd day of October, 2002, and known as Trust Number 7-699, party of the First Part, and Alan Elshafi, individually-single, parties of the Second Part.



Doc#: 0412047212
Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 04/29/2004 12:45 PM Pg: 1 of 4

** f/k/a First State Bank & Trust Co. of Palos Hills

Box for Recorder's Use Only

(Address of Grantees 6413 Woodsbrir Court, Lysle, Illinois 60532)

WITNESSETH, that the party of the First Part, in consideration of the sum of Ten Dollars and no/100 (\$10.00-----), and other good and valuable considerations acknowledged and 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:

SEE LEGAL DESCRIPTION ATTACHED HERETO

Common Address: 1812 West 172nd Street, Hazel Crest Illinois 60429

Together with the tenements and appurtenances thereunto belonging.

Permanent Tax No. 29-30-300-007, 29-30-300-008, 29-30-300-104, 29-30-300-105

TO HAVE AND TO HOLD the same unto said party of the Second Part, and to the proper use and benefit of said party of the Second Part 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 such trust agreement above-mentioned. This Deed is made subject to the lien of every Trust Deed or Mortgage (if any) of record in said county given to secure the payment of money and remains unreleased at the date of the delivery hereof.

IN WITNESS WHEREOF, said party of the First Part caused its corporate seal to be hereto affixed, and has Caused its name to be signed to these presents by its Assistant Trust Officer and attested by its Chairman of the Board/CEO and Trust Officer, the day and year first above written.

ATTEST:

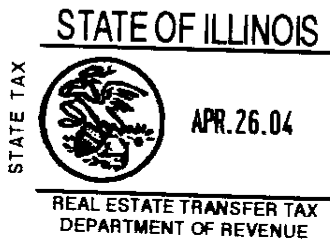
Vice President/Investments and ATO

FAMILY BANK AND TRUST COMPANY
as Trustee as aforesaid,

By
Chairman of the Board/CEO & Trust Officer

This instrument was prepared by:

FAMILY BANK AND TRUST COMPANY
10360 S. Roberts Road
Palos Hills, Illinois 60465



# 0000017183	REAL ESTATE TRANSFER TAX
	0015000
	FP 103014

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STATE OF ILLINOIS

SS:

COUNTY OF COOK

I, _____, a Notary Public in and for said County, in the State aforesaid,
 DO HEREBY CERTIFY that Marvin A. Siensa, Chairman of the Board/CEO & Trust Officer, of FAMILY BANK AND TRUST COMPANY, AND Michael M. Siensa, Vice President - Investments & A.T.O. thereof, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Chairman of the Board/CEO & Trust Officer and Vice President - Investments & A.T.O. respectively, appeared before me this day in person and acknowledged that they signed and delivered 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 said Chairman of the Board/CEO & Trust Officer and Vice President - Investments & A.T.O. did also then and there acknowledge that he or she as custodian of the corporate seal of the Bank did affix said corporate seal of said Bank to said instrument as his or her own free and voluntary act, and as the free and voluntary act of said Bank for the uses and purposes therein set forth.

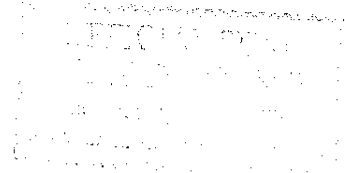
GIVEN under my hand and Notarial Seal this 5th day of April, 2004.



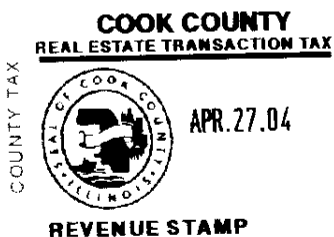
 NOTARY PUBLIC

After Recording Mail To:

DAVID & PATRICIA
6930 W. 79th
BURBANK IL
60457



Your Dedicated Community Bank
FAMILY BANK AND TRUST COMPANY
 10360 S. Roberts Rd. • Palos Hills, IL 60465 • (708) 430-5000 • Member FDIC



# 0000016899	REAL ESTATE TRANSFER TAX
	00075.00
	FP 103017

UNOFFICIAL COPY**EXHIBIT "A"****PARCEL 1:**

BLOCK 1 AND LOTS 1, 2 AND 3 IN BLOCK 2 IN HAZEL CREST COUNTRY CLUB GARDENS A SUBDIVISION OF PART TO SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHWEST 1/4 OF SAID SECTION 30, THENCE SOUTH ALONG THE EAST LINE THEREOF, A DISTANCE OF 216.24 FEET TO A POINT; THENCE WESTERLY ALONG A LINE FORMING AN ANGLE OF 89 DEGREES 47 MINUTES 50 SECONDS TO THE RIGHT OF THE LAST DESCRIBED LINE EXTENDED, A DISTANCE OF 64.52 FEET TO A POINT; THENCE NORTH ALONG A LINE FORMING AN ANGLE OF 90 DEGREES 12 MINUTES 10 SECONDS TO THE RIGHT OF THE LAST DESCRIBED LINE EXTENDED, A DISTANCE OF 45.00 FEET TO THE POINT OF BEGINNING; THENCE WESTERLY ALONG A LINE FORMING AN ANGLE OF 90 DEGREES 03 MINUTES 24 SECONDS TO THE LEFT OF THE LAST DESCRIBED LINE EXTENDED FOR A DISTANCE OF 329.00 FEET TO A POINT; THENCE NORTHERLY ALONG A LINE FORMING AN ANGLE OF 90 DEGREES 00 MINUTES 00 SECONDS TO THE RIGHT OF THE LAST DESCRIBED LINE EXTENDED FOR A DISTANCE OF 35.72 FEET TO A POINT; THENCE NORTHEASTERLY ALONG A LINE FORMING AN ANGLE OF 84 DEGREES 40 MINUTES 50 SECONDS TO THE RIGHT OF THE LAST DESCRIBED LINE EXTENDED FOR A DISTANCE OF 264.38 FEET A POINT (WHICH LINE IS THE FORMER NORTHERN BOUNDARY LINE OF THE NORTHERN ILLINOIS TOLL HIGHWAY COMMISSION); THENCE EASTERLY ALONG A LINE FORMING AN ANGLE OF 05 DEGREES 10 MINUTES 24 SECONDS TO THE RIGHT OF THE LAST DESCRIBED LINE EXTENDED, A DISTANCE OF 65.81 FEET TO A POINT; THENCE SOUTH ALONG A LINE THROUGH THE LAST DESCRIBED POINT, SAID LINE IS 64.52 FEET WEST AND PARALLEL WITH THE EAST LINE OF THE SOUTHWEST 1/4 OF SECTION 30 TO THE POINT OF BEGINNING.

PARCEL 3:

THAT PART OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHWEST 1/4 OF SAID SECTION 30, THENCE SOUTH ALONG THE EAST LINE THEREOF, A DISTANCE OF 216.24 FEET TO A POINT; THENCE WESTERLY ALONG A LINE FORMING AN ANGLE OF 89 DEGREES 47 MINUTES 50 SECONDS TO THE RIGHT OF THE LAST DESCRIBED LINE EXTENDED, A DISTANCE OF 64.52 FEET TO A POINT; THENCE NORTH ALONG A LINE FORMING AN ANGLE OF 90 DEGREES 12 MINUTES 10 SECONDS TO THE RIGHT OF THE LAST DESCRIBED LINE EXTENDED, A DISTANCE OF 105.00 FEET TO THE POINT OF BEGINNING; THENCE WESTERLY ALONG A LINE FORMING AN ANGLE OF 90 DEGREES 12 MINUTES 10 SECONDS TO THE LEFT OF THE LAST DESCRIBED LINE EXTENDED, A DISTANCE OF 65.81 FEET TO A POINT; THENCE NORTHEASTERLY ALONG A LINE FORMING AN ANGLE OF 129 DEGREES 16 MINUTES 49 SECONDS TO THE RIGHT OF THE LAST DESCRIBED LINE EXTENDED, A DISTANCE OF 85.9 FEET TO A POINT; THENCE SOUTHEASTERLY TO THE POINT OF BEGINNING.

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PLAT ACT AFFIDAVIT

State of Illinois)
)
County of COOK) SS

Hussein Yousef, being duly sworn on oath,
states that he reside (s) at 6210 New England Burbank
IL 60459 and that the attached deed is not in violation of Section 1 of
Chapter 129 of the Illinois Revised Statutes for one of the following reasons:

Circle number of applicable reason.

1. Said Act is not applicable as the grantors own no property adjoining the premises described in said deed (existing parcel)
- OR
- the conveyance falls in one of the following exemptions permitted by the amended Act which became effective July 17, 1959.
 2. The division or subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
 3. The division of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access.
 4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
 5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
 6. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
 7. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
 8. Conveyance made to correct descriptions in prior conveyances.
 9. The sale or exchange of parcels or tracts of land existing on the date of the amendatory Act into no more than 2 parts and not involving any new streets or easements of access.
 10. The sale of a single lot of less than 5 acres from a larger tract when a survey is made by a registered surveyor; provided, however, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973.

Affiant further states that he makes this affidavit for the purposes of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

Signature _____

Signature _____

Subscribed to and sworn before me this 13th day of April, 2004

[Signature]
Notary Public

