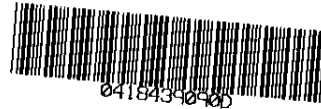


# UNOFFICIAL COPY

## TRUSTEE'S DEED



Doc#: 0418439090  
Eugene "Gene" Moore Fee: \$30.00  
Cook County Recorder of Deeds  
Date: 07/02/2004 01:55 PM Pg: 1 of 4

THIS INDENTURE, dated as of June 15, 2004 between **LASALLE BANK NATIONAL ASSOCIATION**, formerly known as LaSalle National Bank, a National Banking Association, duly authorized to accept and execute trusts within the State of Illinois, not personally but as Trustee under the provisions of a deed or deeds in trust duly recorded and delivered to said Bank in pursuance of a certain Trust Agreement dated June 16, 1998 and known as Trust Number 121841 party of the first part, and **Howard E. Natinsky, D. Steven Soble and George A. Azar, each as to a 1/3<sup>rd</sup> interest as tenants in common**, whose mailing address is 2747 N. Lincoln Ave., Chicago IL 60614, party/parties of the second part. WITNESSETH, that said party of the first part, in consideration of the sum of TEN (\$10.00) Dollars and other good and valuable consideration in hand paid, does hereby convey and **QUIT-CLAIM** unto said party/parties of the second part, the following described real estate, situated in Cook County, Illinois, to-wit:

(Reserved for Recorders Use Only)

*For The Legal Description and Permitted Exceptions, see Exhibits A and B Attached Hereto and Made a Part Hereof*

Commonly Known As 862-868 N. Franklin, Chicago, IL 60644

Property Index Numbers 17-04-437-014; 17-04-437-015; 17-04-437-016 and 17-04-437-017

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD, the same unto said party of the second part, 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 relating. This deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

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 one of its officers, the day and year first above written.

LASALLE BANK NATIONAL ASSOCIATION, as trustee and not personally,

By: Deborah Berg  
Deborah Berg, Vice President

Prepared By: LASALLE BANK NATIONAL ASSOCIATION, 135 S. LASALLE ST, SUITE 2500, CHICAGO IL 60603

STATE OF ILLINOIS ) I, the undersigned, a Notary Public in and for said County and State, do hereby certify  
COUNTY OF COOK ) Deborah Berg, an officer of LaSalle Bank National Association 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 said officer of said association signed and delivered this instrument as a free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and seal this 1st day of July, 2004

Mariana Vaca  
NOTARY PUBLIC



MAIL TO: D. Albert Daspin,  
Daspin & Aument, LLP  
10 S. Riverside Plaza, Suite 1220  
SEND FUTURE TAX BILLS TO: Chicago, IL 60606  
Grantee

Exempt under the provisions of Paragraph e, 35 ILCS 200/31-45, Real Estate Transfer Act

Cathy M. Wagner, as agent  
Date: 7/1/04

# UNOFFICIAL COPY

## Exhibit A

### LEGAL DESCRIPTION:

Lots 18, 19, 20, 21 and 22 in Block 27 in Johnston, Roberts and Storr's Addition to Chicago in the West 1/2 of the South East 1/4 of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Property of Cook County Clerk's Office

City of Chicago  
Dept. of Revenue  
344180  
07/02/2004 11:50



Real Estate  
Transfer Stamp  
\$0.00

Batch 07246 81

# UNOFFICIAL COPY

## Exhibit B

### PERMITTED EXCEPTIONS

1. General taxes for the year 2003 and subsequent years, not yet due or payable.
2. Mortgage dated August 13, 1998 and recorded August 31, 1998 as document 98776168 made by LaSalle National Bank, as Trustee under Trust Agreement dated June 16, 1998 and known as Trust Number 121841 to North Community Bank to secure a note for \$825,000.00, and the terms and conditions thereof.
3. Assignment of Rents dated August 13, 1998 and recorded August 31, 1998 as document 98776169 made by LaSalle National Bank, as Trustee under Trust Agreement dated June 16, 1998 and known as Trust Number 121841 to North Community Bank.
4. Subordination, Non-disturbance and Attornment Agreement recorded August 31, 1998 as Document 98776171 made by LaSalle National Bank, as Trustee under Trust Agreement dated June 16, 1998 and known as Trust Number 121841, 868 North Franklin, L.L.C., and North Community Bank.
5. Rights of MK-I, L.L.C., as tenant only, under that certain lease dated June 29, 1998, a memorandum of which was recorded August 31, 1998 as document 98776170, as assigned.
6. Terms, provisions, conditions and limitations of the Urban Renewal Plan known as Project Chicago-Orleans, recorded April 9, 1969 as document 20806067.
7. Encroachments as shown on survey made by Central Survey Company, Inc., dated June 27, 1998, as Order No. 858:
  - a. 6' by 6' fabric canopy over the east line
  - b. wood planters over the east line
  - c. brick building over the east line by 0.02 feet at the southeast corner
  - d. fence post 0.37 feet east
  - e. electric conduit over the west line
  - f. concrete barrier over the west line

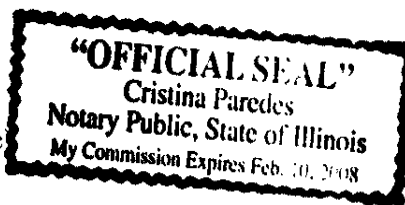
# STATEMENT BY GRANTOR AND GRANTEE UNOFFICIAL COPY

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 and hold title to real estate under the laws of the State of Illinois.

Dated 7/1 19 2004  
Signature: Cathy Mayer (Grantor or Agent)

Subscribed and sworn to before me by the  
said Cathy Mayer  
this 1<sup>st</sup> day of July  
19 2004.

Cristina Paredes (Notary Public)

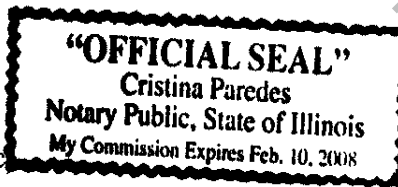


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 7/1 19 2004  
Signature: Cathy Mayer (Grantee or Agent)

Subscribed and sworn to before me by the  
said Cathy Mayer  
this 1<sup>st</sup> day of July  
19 2004.

Cristina Paredes (Notary Public)



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.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]