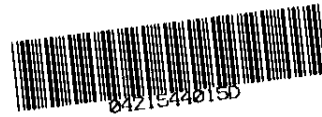


UNOFFICIAL COPY

TRUSTEE'S DEED

THIS INDENTURE, dated this
29th Day of June, 2004,
 between FAMILY BANK AND 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 27th day
 of October, 2003, and known as Trust
 No. 8-753, party of the First Part, and
Krzysztof Mazur,
 parties of the Second Part.
 Family Bank & Trust Co.



Doc#: 0421544015
 Eugene "Gene" Moore Fee: \$28.00
 Cook County Recorder of Deeds
 Date: 08/02/2004 08:25 AM Pg: 1 of 3

11
 28
 1092
 115545311
 171

Property Bank & Trust Co. Office

Box for Recorder's Use Only

(Address of Grantees 8704 S Roberts Road, Hickory Hills, Illinois)

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 parties of the Second Part, not as tenants in common, but as joint tenants with right of survivorship,
 the following described real estate, situated in Cook County, Illinois, to wit:

PARCEL 1: UNIT NUMBER 1 AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL
 ESTATE (HEREINAFTER REFERRED TO AS PARCEL), PART OF LOT 24 IN TOWN AND COUNTRY SUBDIVISION
 (BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 13 EAST
 OF THE THIRD PRINCIPAL MERIDIAN, AS PER PLAT THEREOF <REC DECEMBER 22, 1969 AS DOCUMENT 21041966),
 ALL IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF
 CONDOMINIUM OF TOWN AND COUNTRY VILLAS CONDOMINIUM NUMBER 12, MADE BY BEVERLY BANK,
 CHICAGO ILLINOIS, AN ILLINOIS BANK CORPORATION, AS TRUSTEE UNDER TRUST 8-3713 RECORDED IN THE
 OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 24118154; TOGETHER
 WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: ALSO EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN THE
 PLAT OF SUBDIVISION MADE BY DROVERS NATIONAL BANK TRUST AS TRUSTEE UNDER TRUST NUMBER 68261
 RECORDED DECEMBER 22, 1969 AS DOCUMENT 21041966 AND AS CREATED BY DEED RECORDED AS DOCUMENT
 24198355 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

Together with the tenements and appurtenances thereunto belonging.

Property Address: 17268 South 71st Court, Unit #1, Tinley Park, Illinois 60477

Permanent Tax No. 28-30-303-030-1001

TO HAVE AND TO HOLD the same unto said parties of the Second Part not in tenancy in common, but in joint
 tenancy with right of survivorship, and to the proper use and benefit of said parties 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 Chairman of the Board/CEO & Trust Officer and attested by its
 Chairman of the Board/CEO and Trust Officer, the day and year first above

BOX 333-CP

UNOFFICIAL COPY

FAMILY BANK AND TRUST COMPANY
as Trustee as aforesaid,

By [Signature]
Chairman of the Board/CEO & Trust Officer

ATTEST:
[Signature]
Assistant Trust Officer

This instrument was prepared by:

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

STATE OF ILLINOIS

SS:

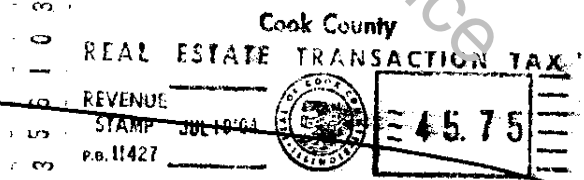
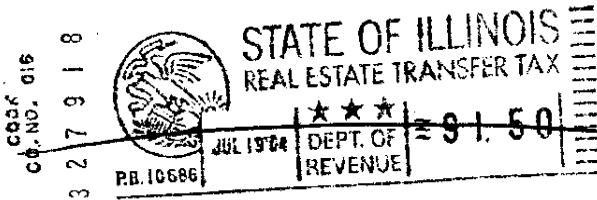
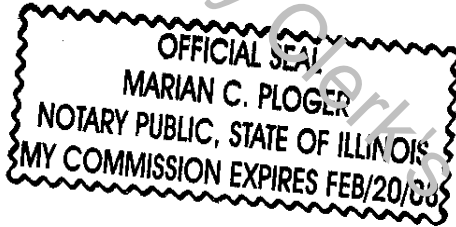
COUNTY OF COOK

I, MARIAN C. PLOGER 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 John D. Siensa, Assistant Trust Officer 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 Assistant Trust Officer 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 Assistant Trust Officer 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 23th day of June 2004.

[Signature: Marian C. Ploger]
NOTARY PUBLIC

After Recording Mail To:



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

UNOFFICIAL COPY

EXHIBIT "B"

THE TENANT OF UNIT 1 HAS WAIVED OR HAS FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL.

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.

Property of Cook County Clerk's Office