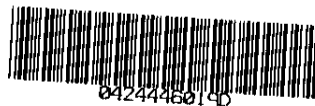


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TRUSTEE'S DEED



Doc#: 0424446019
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 08/31/2004 08:10 AM Pg: 1 of 3

Lawyers Unit #15580 Case# 04-08841 1 of 2 MB3

MB Financial Bank, N.A.
475 E. 162nd Street
South Holland, Illinois 60473-1524

THIS INDENTURE, made this 19th day of July, 2004, between **MB Financial Bank, N.A.**, a National Banking Association, as successor trustee to South Holland Trust & Savings Bank, as successor to under 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 15th day of March, 1996 and known as Trust No. 11283 party of first part, and

Edith E. Southwick, divorced and not since remarried, XXXX A MARRIED WOMAN

17201 68th Court Tinley Park, Illinois 60477

WITNESSETH, that said party of the first part, in consideration of the sum of Ten dollar & 00/100 (\$10.00)----- dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said party{ies} of the second part, the following described real estate, situated in Cook County, State of Illinois, to-wit:

Legal Description:

FOR LEGAL DESCRIPTION, SEE EXHIBIT "A" WHICH IS ATTACHED HERETO AND MADE A PART HEREOF.

Subject to: general real estate taxes not due and payable at time of closing and all subsequent years, special taxes and assessments confirmed after June, 2004, all conditions, restrictions and easements of record, including all zoning laws and ordinances.

P.I.N.: 27-24-110-074

Together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party{ies} of the second part, and to the proper use, and benefit of said party{ies} 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 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 by its Trust Officer and attested by its Assistant Secretary, the day and year first above written.

*MB Financial Bank, N.A., as Trustee as aforesaid, and not personally

By: Spring Alexander Trust Officer

Attest: [Signature] Assistant Secretary

UNOFFICIAL COPY

STATE OF ILLINOIS
COUNTY OF COOK

I, the undersigned _____, a

Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY, THAT
Spring Alexander - Trust Officer of *MB Financial Bank, N.A., and

Sandra L. Ufen - Asst. Secretary of said Bank, personally

known to me to be the same persons whose names are subscribed to the foregoing instrument as such **Trust Officer and Asst. Secretary**, 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 Trust Officer did also then and there acknowledge that said Trust Officer, as custodian of the corporate seal of said Bank, did affix the said corporate seal of said Bank to said instrument as said Trust Officer's own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth.

This instrument prepared by:

MB Financial Bank, N.A.

475 E. 162nd Street

South Holland, IL 60473

S. Alexander

Given under my hand and Notarial Seal this 19th day of July, 2004.

Notary Public



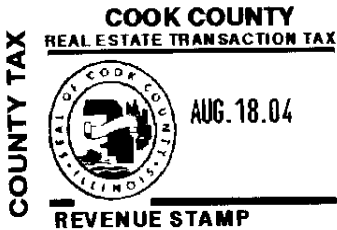
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

7918 W. 160th Street
Tinley Park, Illinois 60477



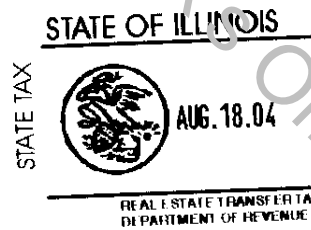
MAIL TO: Mail Recorded Deed and Tax Bills to:

I
V
E
R
Y
T
O
Edith Southwick
7918 W. 160th Street
Tinley Park, Illinois 60477



REAL ESTATE TRANSFER TAX
00094.00
FP326670

0000137695



REAL ESTATE TRANSFER TAX
00188.00
FP326669

0000068961

UNOFFICIAL COPY

EXHIBIT "A"

THE EAST 20.94 FEET OF THE WEST 89.43 FEET OF A PARCEL OF LAND HEREIN DESIGNATED AS THE BUILDING PARCEL, BEING THAT PART OF LOT 4 IN ASHFORD MANOR WEST, PHASE III, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 24 TOWNSHIP 36 NORTH RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 4; THENCE SOUTH 0 DEGREES 06 MINUTES 42 SECONDS EAST, ALONG THE EAST LINE OF SAID LOT 4 FOR A DISTANCE OF 12.53 FEET, TO THE POINT OF BEGINNING OF SAID BUILDING PARCEL; THENCE SOUTH 0 DEGREES 06 MINUTES 42 SECONDS EAST ALONG THE EAST LINE OF SAID LOT 4 FOR A DISTANCE OF 63.01 FEET; THENCE SOUTH 89 DEGREES 57 MINUTES 00 SECONDS WEST 131.17 FEET; THENCE NORTH 0 DEGREES 02 MINUTES 04 SECONDS EAST 63.01 FEET; THENCE NORTH 89 DEGREES 57 MINUTES 00 SECONDS EAST 131.01 FEET TO THE POINT OF BEGINNING OF THE BUILDING PARCEL, IN COOK COUNTY ILLINOIS

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF COVENANTS AND RESTRICTIONS FOR ASHFORD MANOR RECORDED AUGUST 31, 1995 AS DOCUMENT 95580519

Property of Cook County Clerk's Office