

# UNOFFICIAL COPY

## TRUSTEE'S DEED



Doc#: 0425842304  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 09/14/2004 11:23 AM Pg: 1 of 3

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**THIS INDENTURE** Made this 31<sup>st</sup> day of August, 2004, between

**FIRST MIDWEST BANK,**

Joliet, Illinois, as successor Trustee under the provision of a deed or deeds in trust, duly recorded and delivered to said Bank in pursuance of a trust agreement dated the 24<sup>th</sup> day of October, 2001, and known as Trust Number 6769, party of the first

part and **PINNACLE PROPERTIES GROUP, LLC**, of 6604 Goldhaber Lane, Plainfield, IL 60544, party of the second part.

**WITNESSETH**, that said party of the first part, in consideration of the sum of TEN and no/100, (\$10.00) Dollars and other good and valuable considerations in hand paid, does hereby convey and quit claim unto said party of the second part, all interest in the following described real estate, situated in Cook County, Illinois, to-wit:

Units Number 18360-2D in Terrace Glen Condominiums, as delineated on a Plat of Survey of the following described tract of land:

Lots 1, 2 and 3, in Oak Lanes Estates First Addition, being a Subdivision of the South 125.94 feet of the North 263.41 feet of that part of the South One-third of the North Half of the West Half of the Southwest Quarter lying South of the South right-of-way line of the Grand Trunk Railroad, of Section 31, Township 36 North, Range 15, East of the Third Principal Meridian, in Cook County, Illinois. Which Plat of Survey is attached as Exhibit "A" to the Declaration of Condominium recorded May 31, 2002 as Document Number 0020697803; together with its undivided percentage interest in the common elements.

together with the tenement 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 of said party of the second part forever.

Subject to: Liens, encumbrances, easements, covenants, conditions and restrictions of record, if any; general real estate taxes for the year 2003 and subsequent; and

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 the trust agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money and remaining unreleased at the date of the delivery hereof.

**BOX 333-CT**

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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 Trust Officer, the day and year first above written.

FIRST MIDWEST BANK, as Trustee as aforesaid,

By: Donna J. Wrobel  
Trust Officer

Attest: Rosa Arias Angeles  
Trust Officer

STATE OF ILLINOIS,  
Ss:  
COUNTY OF WILL

I, the undersigned, a Notary Public in and for said County, in the State aforementioned DO HEREBY CERTIFY that Donna J. Wrobel, Trust Officer of FIRST MIDWEST BANK, Joliet, Illinois and Rosa Arias Angeles, the attesting Trust Officer thereof, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Trust Officer and the attesting 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 attesting Trust Officer did also then and there acknowledge that he is custodian of the corporate seal of said Bank did affix the said corporate seal of said Bank to said instrument as his 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 seal this 2nd day of September, A.D. 2004.

Ann M Sutter  
Notary Public.

THIS INSTRUMENT WAS PREPARED BY

Donna J. Wrobel  
First Midwest Bank, Trust Division  
2801 W. Jefferson St.  
Joliet, IL 60435

AFTER RECORDING  
MAIL THIS INSTRUMENT TO

Pinnacle Properties Group, LLC  
C/o Matthew Wezner  
6604 Goldhaber Lane  
Plainfield, IL 60544

PROPERTY ADDRESS

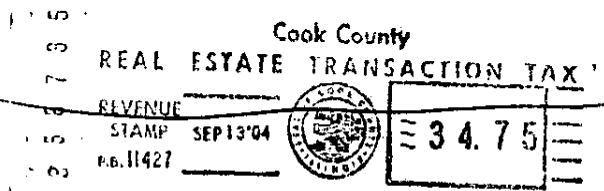
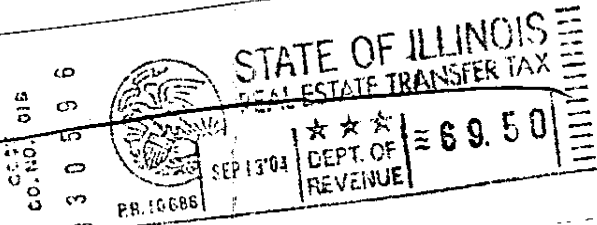
18360 Glen Oak Unit 2D  
Lansing, IL 60438

PERMANENT INDEX NUMBER

30-31-311-013-0000  
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30-31-312-013-0000

MAIL TAX BILL TO

Pinnacle Properties Group, LLC  
C/o Matthew Wezner  
6604 Goldhaber Lane  
Plainfield, IL 60544



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RIDER TO TRUSTEE'S DEED DATED August 31, 2004 FROM FIRST MIDWEST BANK AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 24, 2001 AND KNOWN AS TRUST NUMBER 6769 AS GRANTOR, TO Pinnacle Properties Group, LLC, GRANTEE:

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.

THE TENANT OF THE UNIT DID NOT HAVE A RIGHT OF FIRST REFUSAL

Property of Cook County Clerk's Office