

ALBANK UNOFFICIAL COPY

TRUSTEE'S DEED

After Recording Mail To:

HARRY E. GABRIELDES
4020 JARVIS AVE
SKOKIE IL 60076-3921



Doc#: 0425902286
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 09/15/2004 02:12 PM Pg: 1 of 2

Name and Address of Taxpayer:

MOHAMAD M. YAFAI and
M & S GAS & FOOD, INC., an Illinois Corporation
3731 W ROOSEVELT RD
CHICAGO, IL 60624

THIS INDENTURE, made this SEPTEMBER 13, 2004 between ALBANY BANK & TRUST COMPANY N.A., an association organized under the laws of the United States of America, 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 06/25/2004, and known as Trust Number 11-5978, Party of the First Part, ~~and MOHAMAD M. YAFAI~~ and M & S GAS & FOOD, INC., an Illinois Corporation, Party of the Second Part;

WITNESSETH, that said Party of the First Part, in consideration of the sum of TEN and NO/100 DOLLARS, and other good and valuable considerations 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:

LOTS 1 TO 4, BOTH INCLUSIVE IN BLOCK 1 IN VANCE AND PHILLIP'S BOULEVARD ADDITION IN THE NORTHWEST 1/4 OF SECTION 23, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address: 3731 W ROOSEVELT RD, CHICAGO, IL 60624
PIN # 16-23-104-001-0000 and 16-23-104-002-0000

TO HAVE AND TO HOLD the same unto said Party of the Second Part and to the proper use, benefit and behoove 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 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 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.

Box 400-CTCC

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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 Vice President, the day and year first above written.

ALBANY BANK & TRUST COMPANY N.A., as Trustee Aforesaid

By: [Signature] Trust Officer

Attest: [Signature] SR Vice President

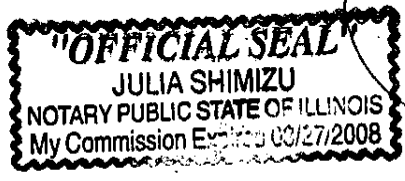
STATE OF ILLINOIS
) ss.
COUNTY OF COOK)

STATE OF ILLINOIS	
STATE TAX	SEP. 14. 04
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	

# 0000001178	REAL ESTATE TRANSFER TAX
	0085000
	FP 103024

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the above-named Trust Officer and the above-named Vice President personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this SEPTEMBER 13, 2004



[Signature]
Notary Public

Illinois Transfer Stamp - Exempt under provisions of Paragraph _____ Section 4, Real Estate Transfer Act

Buyer, Seller or Representative _____ Date _____

Prepared by: Julie Shimizu, Administrative Assistant, Albany Bank & Trust Company N.A., 3400 W. Lawrence Ave., Chicago, Illinois 60625-5188 - 773:267.7300, Ext. 268 - FAX 773.267-9405

**DO NOT MAIL RECORDED DEED TO ALBANY BANK.
MAIL TO GRANTEE OR GRANTEE'S AGENT OR ATTORNEY.**

COOK COUNTY REAL ESTATE TRANSACTION TAX	
COUNTY TAX	SEP. 14. 04
# 0000001200	REAL ESTATE TRANSFER TAX
	0042500
	FP 103022

CITY OF CHICAGO	
CITY TAX	SEP. 14. 04
# 000000736	REAL ESTATE TRANSFER TAX
	0637500
	FP 103023