

# UNOFFICIAL COPY



Doc#: 0428141009  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 10/07/2004 09:46 AM Pg: 1 of 3

*MATC 205 74 28 KOBK*  
**PRAIRIE BANK  
AND TRUST COMPANY**

## TRUSTEE'S DEED

The above space is for the recorder's use only

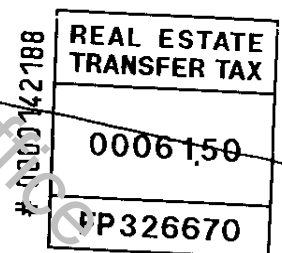
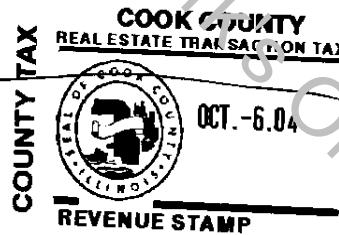
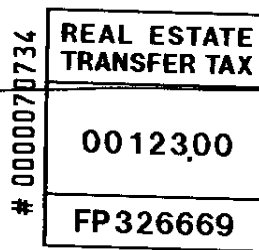
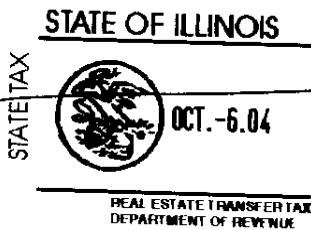
THIS INDENTURE, made this 24th day of August, 2004  
between PRAIRIE BANK AND TRUST COMPANY, an Illinois Banking Corporation, duly authorized to accept and execute trusts within the State of Illinois, not personally but as Trustee under the provisions of a deed or deeds in trust duly recorded and delivered to said Bank in pursuance of a certain trust agreement dated the 11th day of August, 2003, and known as Trust Number 03-094, party of the first part, and NENITA CUYSON AND ROSELLER CORCUERA, AS JOINT TENANTS  
1712 ORCHARD RD, DESPLAINES IL 60018 & parties of the second part.  
Address of Grantee(s): 150 ELLIS ROAD, LAKE IN THE HILLS, IL

WITNESSETH, that said party of the first part, in consideration of the sum of Ten dollars (\$10.00), and other good and valuable considerations in hand paid, does hereby Quit Claim and convey unto said parties of the second part, the following described real estate, situated in

COOK County, Illinois, to-wit:

SEE ATTACHED LEGAL DESCRIPTION FOR  
5952 N. WINTHROP, UNIT 2E AND P11, CHICAGO

M.G.R. TITLE



Address of Real Estate: 5952 N. WINTHROP, UNIT 2E AND P-11, CHICAGO, ILLINOIS  
Permanent Index Number: 14-05-212-031-0000 AND 14-05-212-032-0000

Together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said parties 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 enabling.

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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 \_\_\_\_\_ Asst. Trust Officer, the day and year first above written.

**PRAIRIE BANK AND TRUST COMPANY**

as Trustee, as aforesaid,

BY: *Sandra T. Russell*  
Trust Officer

ATTEST: *[Signature]*  
Asst. Trust Officer

City of Chicago Real Estate  
Dept. of Revenue Transfer Stamp  
355060 \$922.50  
10/06/2004 13:47 Batch 02291 29



State of Illinois

County of Cook

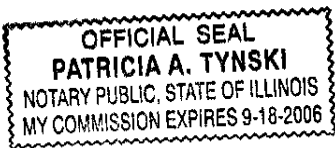
} SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid DO HEREBY CERTIFY, THAT SANDRA T. RUSSELL

Trust Officer of PRAIRIE BANK AND TRUST COMPANY and WADE ALEXA

Asst. Trust Officer 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. 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 Asst. Trust Officer did also then and there acknowledge that said Asst. 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 Asst. 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.

Given under my hand and Notarial Seal this 14<sup>th</sup> day of August, 2004



*Patricia A. Tynski*  
Notary Public

D  
E  
L NAME  
I  
V STREET  
E  
R CITY

Janice A. Gathburton  
181 Prairie Drive  
Addison, IL 60101

This instrument was prepared by:

**PRAIRIE BANK AND TRUST COMPANY**  
7661 S. Harlem Avenue  
Bridgeview, IL 60455

T  
O:

Exempt under provisions of Paragraph e, Section 4, Real Estate Transfer Tax Act.

Date \_\_\_\_\_

Buyer, Seller or Representative \_\_\_\_\_

**UNOFFICIAL COPY****LEGAL DESCRIPTION**

UNIT 5952-2E & P-11 IN THE EDGEWATER TERRACE CONDOMINIUM, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 11 AND THE NORTH 30 FEET OF LOT 12 IN BLOCK 13 IN COCHRAN'S SECOND ADDITION TO EDGEWATER, A SUBDIVISION OF THE EAST FRACTIONAL ½ OF SECTION 5, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE WEST 1320 FEET OF THE SOUTH 1913 FEET THEREOF AND EXCEPT RAILROAD RIGHT OF WAY) IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED AS DOCUMENT 0402931049 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

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.

Subject to: (1) real estate taxes not yet due and payable; (2) applicable zoning, building laws and ordinances; which are not violated by improvements on the property; (3) public utility easements; (4) private easements for pedestrian ingress and egress; (5) provisions of the Municipal Code of Chicago; (6) provisions of the Condominium Property Act of Illinois (the "Act"); (7) all rights, easements, restrictions, conditions and reservations of record or contained in the Declaration or reserved by The Edgewater Terrace Condominium Association (the "Association") to itself and its successors and assigns, for the benefit of all Unit Owners at the Condominium; (8) encroachments, if any, shown on the Plat of Survey attached to the Declaration, with encroachment endorsements on the owners title insurance policy; (9) assessments due to the Association after the Closing Date; and (10) such other matters as to which the Title Insurer commits to insure Grantee against loss or damage; provided Grantor shall pay any and all fees and costs associated therewith.

THIS PROPERTY IS NOT HOMESTEAD PROPERTY.

Permanent Index Numbers: 14-05-212-031-0000 & 14-05-212-032-0000

Address of Real Estate: 5952-60 North Winthrop, Unit 5952-2E & P-11, Chicago, Illinois 60660

This instrument was prepared by: Eileen C. Lally, One East Wacker Drive, Suite 2920, Chicago, Illinois 60601

MAIL TO:

Janice Gatbunton, Esq.,  
181 Prairie Drive, 1<sup>st</sup> Floor  
Addison, Illinois 60101

SEND SUBSEQUENT TAX BILLS TO:

1712 Orchard  
Des Plaines, IL  
60018  
Nenita Cuyson and Roseller Corcuera  
5952 North Winthrop, Unit 2E  
Chicago, Illinois 60660