

TRUSTEE'S DEED.



Doc#: 0525845103 Fee: \$28.50
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 09/15/2005 02:05 PM Pg: 1 of 3

51766

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

THIS INDENTURE, made this 5th day of August, 2005, between **MB Financial Bank, N.A.**, a National Banking Association, as successor trustee to South Holland Trust & Savings Bank under the 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 28th day of August, 1968 and known as Trust No. 1009 party of first part, and Karen J. Christensen and Michael S. Christensen, as Joint Tenants, with right of survivorship, of:

3602 Laurel Lane, Hazel Crest, IL 60429

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:

LOT 708 IN HAZEL CREST HIGHLANDS, FOURTEENTH ADDITION, BEING A SUBDIVISION OF PART OF THE NORTHWEST QUARTER OF SECTION 26 AND PART OF THE SOUTHWEST QUARTER OF SECTION 26, ALL IN TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 28-26-301-025-0000

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.

Exempt under the provisions of paragraph E section 31-45 property tax code

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

By: [Signature] Trust Officer

Attest: [Signature] Assistant Secretary

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2 of 3

UNOFFICIAL COPY

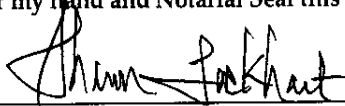
STATE OF ILLINOIS
COUNTY OF COOK

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

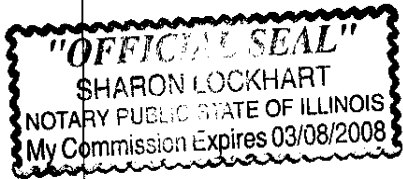
Michael L. Nylen - Assistant Secretary of said Bank, personally

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.

Given under my hand and Notarial Seal this 5th day of August, 2005.



Notary Public



This instrument prepared by:

MB Financial Bank, N.A.

475 East 162nd Street

South Holland, IL 60473

Land Trust Dept.

INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

3602 Laurel Lane
Hazel Crest, IL 60429

D Mail Recorded Deed and Tax Bills to:

E
L
I
V
E
R
Y

Karen J. Christensen
3602 Laurel Lane
Hazel Crest, IL 60429

T
O

Property of Cook County Clerk's Office

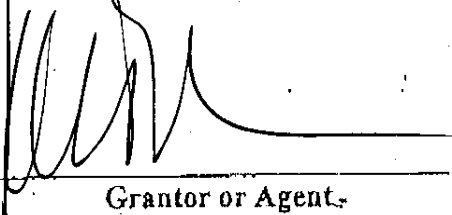
UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated August 5th, 2005

Signature: _____


Grantor or Agent

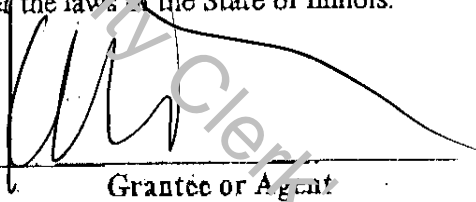
Subscribed and sworn to before me Kevin Karder
by the said Notary
this 5th day of August, 2005
Notary Public Kevin Karder



The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated August 5th, 2005

Signature: _____


Grantee or Agent

Subscribed and sworn to before me Kevin Karder
by the said Notary
this 5th day of August, 2005
Notary Public Kevin Karder



Note: Any person who knowingly submits a false statement concerning the identity of a Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attached to Deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)