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TRUSTEE'S DEED

06-02562

Doc#: 0614626071 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 05/26/2006 10:55 AM Pg: 1 of 4

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

THIS INDENTURE, made this 17th day of April, 2006, 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 11th day of November, 2002 and known as Trust No. 12425 party of first part, and James V Walker, of:

300 Park Avenue - Unit 336 Calumet City, Illinois 60409

WITNESSETH, that said party of the first part, in consideration of the sum of Ten dollars & 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.

P.I.N. {s}: 29-24-100-019-1035

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: Doc & Morris Assistant Secretary

REAL ESTATE TRANSFER TAX

NO. 32032



Calumet City • City of Homes \$

Doc & Morris

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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

Lisa F. Morris - 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.

This instrument prepared by:

MB Financial Bank, N.A.

475 E. 162nd Street

South Holland, IL 60472

Land Trust Dept.

Given under my hand and Notarial Seal this 17th day of April, 2006.

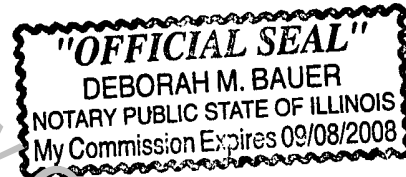
Deborah M. Bauer
NOTARY PUBLIC

INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

**300 PARK AVENUE – UNIT 336
CALUMET CITY, ILLINOIS 60409**

D Mail Recorded Deed and Tax Bills to:
E
L **JAMES WALKER**
I **300 PARK AVENUE – UNIT 336**
V **CALUMET CITY, Illinois 60409**
R
Y

T **TRISTAR TITLE INC.**
O **1919 S Highland Ave**
#B330
Lombard, IL. 60148



Exempt under the provisions of
Paragraph 6, Section 4 of
the real estate transfer act.

Dated 4-17-06

Signed Karen Kessel



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PARCEL 1: UNIT NUMBER 336 IN THE PARK OF RIVER OAKS CONDOMINIUM NUMBER 1B AS DELINEATED ON THE SURVEY OF CERTAIN LOTS OR PARTS THEREOF LOCATED IN SECTION 24, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 21857542, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS APPURTENANT TO SAID UNIT AS SET FORTH IN SAID DECLARATION, AS AMENDED, IN COOK COUNTY, ILLINOIS

PARCEL 2: EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 21712320, IN COOK COUNTY, ILLINOIS

CKA: 300 PARK AVENUE, UNIT 336, CALUMET CITY, ILLINOIS 60409

PIN: 29-24-100-019-1035

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantor 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 4-28, 2006

Signature: *Debbie Martin*
Grantor or Agent

Subscribed and sworn to before me
by the said _____
this 28 day of April, 2006
Notary Public *Karen Kissel*

OFFICIAL SEAL
KAREN KISSEL
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 7/15/2007

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 4-28-06, 2006

Signature: *Jana H. Hargis*
Grantee or Agent

Subscribed and sworn to before me
by the said _____
this 28 day of April, 2006
Notary Public *Karen Kissel*

OFFICIAL SEAL
KAREN KISSEL
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 7/15/2007

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.)