

UNOFFICIAL COPY



06152411450

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Property Address:
6559 W. George St., Unit 411
Chicago, IL 60634

Doc#: 0615241145 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/01/2006 02:38 PM Pg: 1 of 3

TRUSTEE'S DEED
(Tenancy by the Entirety)

This Indenture, made this 23rd day of May, 2006,

between *Parkway Bank and Trust Company*, an Illinois Banking Corporation, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said corporation in pursuance of a trust agreement dated September 9, 2004 and known as Trust Number 13835, as party of the first part, and THOMAS KUTTY SEBASTIAN and MINI THOMAS, 6559 W. George St., Unit 411, Chicago, IL 60634, as husband and wife, as tenants by the entirety as parties of the second part. (Survivorship is intended.)

WITNESSETH, that said party of the first part, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, does hereby grant convey and quit claim unto the said party(ies) of the second part, not as joint tenants, not as tenants in common, but as tenants by the entirety, all interest in the following described real estate situated in Cook County, Illinois, to wit:

See Exhibit A for Legal Description and PIN

together with the tenements and appurtenances thereunto belonging.

This deed is executed pursuant to the power granted by the terms of the deed(s) in trust and the trust agreement and is subject to liens, notices, encumbrances of record and additional conditions, if any, on the reverse side hereof.

DATED: 23rd day of May, 2006.

Parkway Bank and Trust Company,
as Trust Number 13835

By *Jo Ann Kubinski*
Jo Ann Kubinski
Assistant Trust Officer

Attest: *David F. Hyde* (SEAL)
David F. Hyde
Vice President



City of Chicago
Dept. of Revenue



Real Estate
Transfer Stamp

443602



\$1,773.75

05/31/2006 11:24 Batch 07203 153

M.G.R. TITLE

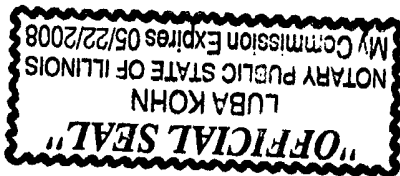
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This instrument was prepared by:
Parkway Bank & Trust Co., 4800 N. Harlem Ave., Harwood Heights, IL 60706 /lk

 COOK COUNTY REAL ESTATE TRANSACTION TAX MAY. 31.06		 STATE TAX MAY. 31.06	
# 0000001592	FP 103042	# 0000094503	FP 326669
REAL ESTATE TRANSFER TAX	00118.25	REAL ESTATE TRANSFER TAX	00236.50

MAIL RECORDED DEED TO:
THOMAS KUTTY SEBASTIAN and MINI THOMAS
6559 W. George St., Unit 411
Chicago, IL 60634

Address of Property
6559 W. George St., Unit 411
Chicago, IL 60634



Luba Kohn
Notary Public

Given under my hand and notary seal, this 23rd day of May 2006.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Jo Ann Kubinski, Assistant Trust Officer and David F. Hyde, Vice President personally known to me to be the same persons whose names are subscribed to the foregoing instrument in the capacities shown, appeared before me this day in person, and acknowledged signing, sealing and delivering the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

STATE OF ILLINOIS)
SS.)
COUNTY OF COOK)

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PARCEL A:

UNIT 411, IN THE PARK AVENUE LUXURY CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:
THE NORTH 330.00 FEET (AS MEASURED ON THE EAST AND WEST LINES THEREOF) AND THE WEST 26.70 FEET OF THE SOUTH 66.0 FEET OF THE NORTH 396.0 FEET) AS MEASURED ON THE EAST AND WEST LINE THEREOF) OF THE FOLLOWING DESCRIBED COMBINED PARCELS:

PARCEL 1:

LOT 109 IN SECOND ADDITION TO MONT CLARE GARDENS, BEING A SUBDIVISION OF THE EAST ½ OF THE NORTHEAST ¼ (EXCEPT THAT PART TAKEN FOR RAILROAD) IN SECTION 30, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF THE 501'00" WIDE RIGHT OF WAY OF THE CHICAGO, MILWAUKEE, ST. PAUL & PACIFIC RAILROAD LYING NORTH OF THE NORTH LINE OF W. DIVERSEY AVENUE LYING SOUTH OF THE SOUTH LINE OF W. GEORGE STREET AND LYING WEST OF AND ADJOINING LOT 109 IN THE SECOND ADDITION TO MONT CLARE GARDENS BEING A SUBDIVISION OF THE EAST ½ OF THE NORTHEAST ¼ OF SECTION 30 AND LYING EAST OF AND ADJOINING LOTS 118, 131, 132 AND 146 TOGETHER WITH ALL ALLEYS ADJOINING SAID LOTS, TAKEN AS ONE TRACT IN THE FIRST ADDITION TO MONT CLARE GARDENS, BEING A SUBDIVISION OF THE WEST ½ OF THE NORTHEAST ¼ (EXCEPT THAT PART TAKEN FOR RAILROAD) OF SECTION 30, ALL IN TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPTING THEREFROM THE WEST 23.50 FEET OF THE SOUTH 125.0 FEET OF SAID RAILROAD RIGHT OF WAY), IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0613532105, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL B:

THE EXCLUSIVE RIGHT TO USE PARKING SPACE P-91 AND STORAGE SPACE S-91 LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0613532105.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE REFERRED TO REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, 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.

P. I. Nos.

~~13-30-228-012-0000~~ 13-30-227-0140000
13-30-228-012-0000
13-30-228-013-0000
13-30-228-014-0000