

UNOFFICIAL COPY

2006-01164



Doc#: 0617705022 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/28/2006 09:42 AM Pg: 1 of 3

TRUSTEE'S DEED



P.O. BOX 129 ADDISON, IL 60101
(630) 629-5000 • MEMBER FDIC

The above space for recorders use only

1 of 2
THIS INDENTURE, Made this 17TH day of MAY, 2006,
between OXFORD BANK & TRUST, P.O. Box 129, Addison, Illinois 60101, an Illinois Corporation,
as Trustee under the provisions of a deed or deeds in trust to said bank in pursuance of a trust agreement
dated OCTOBER 1, 2002 and known on its records as Trust No. 994, party of the first part,
and
LALITKUMAR V. PAREKH and PUSHPAL PAREKH, HUSBAND and WIFE, as
JOINT TENANTS WITH RIGHT OF SURVIVORSHIP,
P.O. BOX 232 of
PROSPECT HEIGHTS, IL 60070 party(ies) of the second part,

WITNESSETH, That said party of the first part, in consideration of the sum of Ten and zero/100ths
(\$10.00) Dollars, and other good and valuable considerations in hand paid, does hereby convey unto said
party(ies) of the second part, the following described real estate, situated in COOK County,
Illinois, to-wit:

SEE ATTACHED LEGAL.

PIN: 07-27-302-049

COMMON ADDRESS: 145 OLIVER COURT, SCHAUMBURG, IL 60193



VILLAGE OF SCHAUMBURG
REAL ESTATE TRANSFER TAX

8290

\$1003.00

This space for affixing Riders and Revenue Stamps

PREMIER TITLE

together with the tenements and appurtenances there unto belonging.

TO HAVE AND TO HOLD the same unto said party(ies) of the second part, and to the proper use, benefit
and behoof forever of said party(ies) of the second part.

SUBJECT TO: All unpaid taxes and special assessments, if any, and any easements, encumbrances and
restrictions of record.

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This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage conveying the above described premises (if any there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

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.

OXFORD BANK & TRUST
Trustee as aforesaid.

STATE OF ILLINOIS }
COUNTY OF DU PAGE } SS.

By: *Irene S. Nowicki*
Vice President & Trust Officer

Attest: *[Signature]*
Vice President

I, the undersigned, A NOTARY PUBLIC in and for the said County, in the State aforesaid, DO HEREBY CERTIFY, that the above named Trust Officer of OXFORD BANK & TRUST and the above named Vice President of said Corporation, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Trust Officer and Vice President 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 Corporation, for the uses and purposes therein set forth; and the said Vice President did also then and there acknowledge that he, as custodian of the corporate seal of said Corporation, did affix the said corporate seal of said Corporation to said instrument as his own and voluntary act, and as the free and voluntary act of said Corporation, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 17TH day of MAY, 2006

"OFFICIAL SEAL"
Angela L. Cook
Notary Public, State of Illinois
My Commission Expires 6/19/07

Angela L. Cook
Notary Public

PLEASE MAIL TO:

LALITKUMAR & PUSHPA PAREKH
145 OLIVER COURT
SCHAUMBURG, IL 60193

MAIL SUBSEQUENT TAX BILLS TO:

LALITKUMAR & PUSHPA PAREKH
145 OLIVER COURT
SCHAUMBURG, IL 60193

This Document Prepared By:
Irene S. Nowicki
V.P. & Trust Officer
OXFORD BANK & TRUST
P.O. Box 129
Addison, IL 60101
630-629-5000

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SCHEDULE C

File No.: 2006-01164-PT

Commitment No.: 2006-01164-PT

PROPERTY DESCRIPTION

The land referred to in this commitment is described as follows:

PARCEL 1

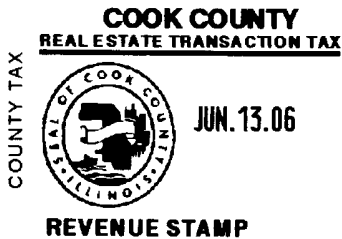
THAT PART OF LOT 18254 (EXCEPT THAT PART OF SAID LOT 18254 LYING SOUTH OF A LINE DRAWN AT 90 DEGREES TO THE EAST LINE OF SAID LOT AT A POINT ON SAID EAST LINE 195.43 FEET NORTH OF THE SOUTH EAST CORNER OF SAID LOT), IN SECTION 3, WEATHERSFIELD UNIT 18, BEING A SUBDIVISION IN THE SOUTH WEST QUARTER OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:
COMMENCING ON THE EAST LINE OF SAID LOT 18254 AT A POINT 566.28 FEET NORTH OF THE SOUTH EAST CORNER OF SAID LOT 18254; THENCE WEST 194.37 FEET, TO THE POINT OF BEGINNING OF THE PARCEL HEREON DESCRIBED; (FOR THE PURPOSE OF DESCRIBING THIS PARCEL WEST LINE OF SAID LOT 18254 TAKEN AS 'NORTH AND SOUTH') THENCE SOUTH 46.00 FEET; THENCE WEST 1.83 FEET; THENCE NORTH 3.00 FEET; THENCE WEST 50.00 FEET; THENCE NORTH 43.00 FEET; THENCE EAST 51.83 FEET, TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF PROTECTIVE COVENANTS DATED MARCH 9, 1978 AND RECORDED MARCH 31, 1978 AS DOCUMENT 24384493 AND AS CREATED BY DEED FROM FIRST NATIONAL BANK OF DES PLAINES, AS TRUSTEE UNDER TRUST AGREEMENT DATED MARCH 17, 1977 AND KNOWN AS TRUST NUMBER 74201807 TO STEPHEN FOLEY DATED September 1, 1978 AND RECORDED November 1, 1978 AS DOCUMENT 24696851 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.



STATE TAX	0000095438	REAL ESTATE TRANSFER TAX
		0060250
	#	FP326669



COUNTY TAX	000002649	REAL ESTATE TRANSFER TAX
		0030125
	#	FP 103042