



Trustee's Deed

Doc#: 0630042157 Fee: \$32.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/27/2006 11:20 AM Pg: 1 of 5

MAIL TO: Matthew Sheahin
2085 W. Sibley # 1200
Chicago, IL 60604

1 of 2

This indenture made this 13th day of October, of 2006, between STANDARD BANK AND TRUST COMPANY, a corporation of Illinois, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said bank in pursuance of a Trust Agreement dated the 3rd day of November, 2002, and known as Trust Number 19146, party of the first part and Elizabeth Valente, Individually whose address is 4351 N. Hermitage, Chicago, IL. 60613 party of the second part.

2002

2nd

WITNESSETH, That said party of the first part, in consideration of the sum of Ten and No/100 (\$10.00) Dollars, and other good and valuable consideration in hand paid, does hereby grant, sell and convey unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to wit:

See Attached Legal Description

Pin: 20-02-106-039-0000

Common Address: 4043 s. Drexel Blvd., Unit 301, Chicago, Illinois 60653

Subject to Attached

together with the tenements and appurtenances thereunto belonging.

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

This deed is executed pursuant to and in the exercise of 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 (if any there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of 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 SVP&SRTO and attested by its ATO the day and year first above written.

980100937

BACK IN

CTI

STANDARD BANK AND TRUST COMPANY
As Trustee as aforesaid:

Attest:
Donna Diviero, A.T.O.

By:
Thomas Clifford, SVP & SRTO

5/8

Box 334

UNOFFICIAL COPY

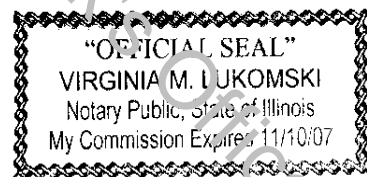
STATE OF Illinois COUNTY OF Cook}

SS: I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that Thomas Clifford of the STANDARD BANK AND TRUST COMPANY and Donna Diviero of said Company, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such SVP&SRTO and ATO, respectively, appeared before me this day in person and acknowledge that they signed and delivered the said instrument as their own free and voluntary act, and as the free and voluntary act of said Company, for the uses and purposes therein set forth; and the said ATO did also then and there acknowledge that she as custodian of the corporate seal of said Company did affix the said corporate seal of said Company to said instrument as her own free and voluntary act, and as the free and voluntary act of said Company, for the uses and purposes of therein set forth.

Given under my hand and Notarial Seal this 16th day of October, 20 06.

NOTARY PUBLIC

Virginia M. Lukomski



PREPARED BY:
Standard Bank & Trust Co.
7800 W. 95th Street
Hickory Hills, IL 60457

UNOFFICIAL COPY

STREET ADDRESS: 4043 S. DREXEL BLVD.
CITY: CHICAGO COUNTY: COOK
TAX NUMBER: 20-02-106-039-0000

LEGAL DESCRIPTION:

PARCEL 1


UNIT 301 IN THE 4043 S. DREXEL CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE NORTHERLY 69 FEET MEASURED ON THE WESTERLY LINE OF LOTS 15 TO 18 INCLUSIVE IN BLOCK 14 IN CLEARVERVILLE, BEING IN THE NORTHWEST FRACTIONAL 1/4 OF SECTION 2, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0623610100 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.


PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-9 , A LIMITED COMMON ELEMENT AS DELINEATED ON A SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM AFORESAID RECORDED AS DOCUMENT NUMBER 0623610100

CITY OF CHICAGO
CITY TAX

 OCT. 24. 06
 REAL ESTATE TRANSACTION TAX
 DEPARTMENT OF REVENUE


0000012933

REAL ESTATE TRANSFER TAX
02175.00
FP 102805

COOK COUNTY
COUNTY TAX
 REAL ESTATE TRANSACTION TAX

 OCT. 24. 06
 REVENUE STAMP

0000098844

REAL ESTATE TRANSFER TAX
00145.00
FP 102802

STATE OF ILLINOIS
STATE TAX

 OCT. 24. 06
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE

0000098602

REAL ESTATE TRANSFER TAX
00290.00
FP 102808

UNOFFICIAL COPY

EXHIBIT A

(a) general real estate taxes not due and payable at the time of closing; (b) the Act; (c) the Declaration and the Condominium Documents, as defined in Paragraph 4 hereof; (d) applicable zoning and building laws and ordinances; (e) covenants, conditions, restrictions, encroachments and easements of record (none of which shall in any way affect the use and occupancy of the Purchased Unit); (f) acts done or suffered by Purchaser or anyone claiming through Purchaser; (g) utility easements, whether recorded or unrecorded (h) liens and other matters of title over which the Title Insurer (as hereinafter defined) is willing to insure over without cost to purchaser.

Property of Cook County Clerk's Office

UNOFFICIAL COPY

EXHIBIT B

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.

Property of Cook County Clerk's Office