TRUSTEE'S DEE

After Recording Mail To:

ALGUSTINUS KAILA

ERITAGE TITLE COMPANY

0706626117 Fee: \$28.00 iugene "Gene" Moore RHSP Fee:\$10.00

Jook County Recorder of Deeds Date: 03/07/2007 02:49 PM Pg: 1 of 3

Name and Address of Taxpayer:

ugustinas Kaula

1062

THIS INDENTURE, made this February 26, 2007 between ALBANY BANK & TRUST COMPANY N.A., an association organized under the laws of the United States of America, 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 December 7, 2005, and known as Trust Number 11-6089, Party of the First Part, and, Augustinas Raila, Party of the Second Part;

WITNESSETH, that said Party of the First Fart, in consideration of the sum of TEN and NO/100 DOLLARS, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto the Party of the Second Part, the following described real estate situated in Cook County, Illinois, to wit:

See attached legal description, exhibit "A"

Property Address:

814 N. Ridgeway Ave., Unit 103, Chicago IL 60651

PIN # 16-02-329-035-0000

TO HAVE AND TO HOLD the same unto said Party of the Second Part and to the proper use, benefit and behoove forever of said Party 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 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 to these presents by its Trust Officer and attested by its Vice President, the day and year first above written.

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UNOFFICIAL COPY

| • | ALBANY BANK & IRUSI COMPANY N.A., as Trustee Aforesaid |
|----|--|
| ł | By:Trust Officer |
| | Attest:Vice President |
| | |
| | |
| | STATE OF ILLINOIS)) ss. |
| | COUNTY OF COOK) |
| | I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the above-named Trust Officer and the above-named Vice President personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth. |
| | Given under my hand and notarial seal, this February 26, 2007 |
| | Von & Marte |
| | "OFFICIAL SEAL" JOAN L. MONTANEZ NOTARY PUBLIC STATE OF ILLINOIS My Commission Expires 10/02/2009 |
| | Illinois Transfer Stamp - Exempt under provisions of Paragraph Section 4, Real Estate Transfer |
| | Act July (all 03 02 87 |
| | Buyer, Seller or Representative Date |
| | Prepared by: Joan Montanez, Administrative Assistant, Albany Bank & Trust Company N.A., 3400 W. Lawrence Ave., Chicago, Illinois 60625-5188 - 773.267.7300, Ext. 267 - FAX 773.267-9405 |
| | DO NOT MAIL RECORDED DEED TO ALBANY BANK. |
| | MAIL TO GRANTEE OR GRANTEE'S AGENT OR ATTORNEY. City of Chicago Real Estate |
| | Dept. of Revenue Transfer Stamp |
| | 495598 \$1,425.00 |
| | 03/06/2007 14:27 Batch 00779 116 |
| RI | REAL ESTATE TRANSACTION TAX TRANSFER TAX STATE OF ILLINOIS 55 REAL ESTATE |
| | TRANSFER TAX OO095.00 STATE OF ILLINOIS REAL ESTATE TRANSFER TAX ON095.00 FP 103042 |
| F | # FP 103042 HAR6.07 B 0019000 |

FP 103041

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UNIT 103 IN THE 814 N. RIDGEWAY CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 18 IN BLOCK 5 IN THOMAS J. DIVEN'S SUBDIVISION OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 2, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN,

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 0607534006, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

P.I.N. 16-02-329-035-0003 (UNDERLYING P.I.N.)

C/K/A 814 N. RIDGEWAY P/ENUE, UNIT 103, CHICAGO, ILLINOIS 60651

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT 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 LAND DESCRIBED HEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGHTHE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.