

CTI-1409-5T5098151
NORTH STAR
TRUST COMPANY

an affiliate of Marshall & Ilsley Corporation

Trustee's Deed

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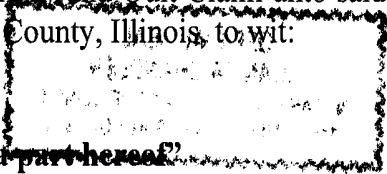


Doc#: 0809542135 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/04/2008 02:02 PM Pg: 1 of 3

This Indenture, made this 17th day of March, 2008 between North Star Trust Company, an Illinois Corporation, as successor Trustee to Harris N.A., under the provisions of a deed or deeds in trust, duly recorded and delivered in pursuance of a Trust Agreement dated the 1st day of June, 2006 and known as Trust Number HTB 1845 party of the first part, and **Jeannine D. Sims** party of the second part.

ADDRESS OF GRANTEE(S): 104 East 41st Street, Unit #104-1E, Chicago, Illinois 60653

Witnesseth, that said party of the first part, in consideration of the sum of Ten (\$10.00) dollars, and other good and valuable considerations in hand paid, does hereby Convey and Quit Claim unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to wit:



"Legal Description attached hereto and made a part hereof"

P.I.N. 20-03-108-⁰¹⁴~~100~~-0000 (affects underlying land)

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Together with the tenements and appurtenances thereunto belonging.

To Have and to Hold the same unto said party of the second part, and to proper use, benefit and behoof 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.

In Witness Whereof, said part 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 Trust Officer, the day and year first above written.

NORTH STAR TRUST COMPANY

As Trustee, as aforesaid,

By: *M. Witzga Oastel*
Trust Officer

Attest: *Larry D. Hoppe*
Trust Officer

Handwritten initials/signature

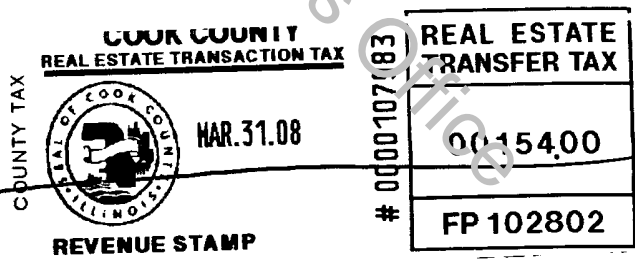
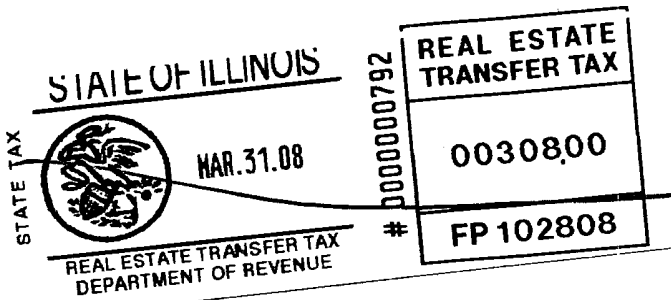
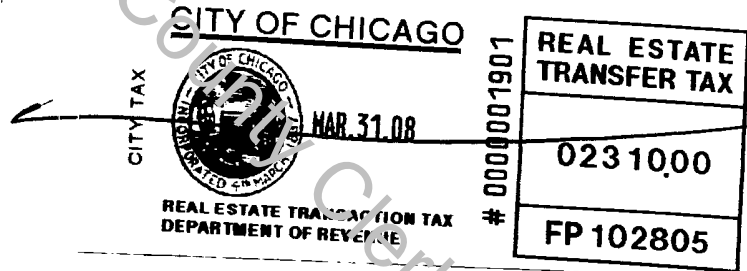
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STATE OF ILLINOIS
SS.
COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid do hereby certify that Maritza Castillo, Trust Officer and Laurel Thorpe, Trust Officer, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Trust Officer and Trust Officer respectively appeared before me this day in person and acknowledged that they signed and sealed and delivered the said instrument as their own free and voluntary act of said Company for 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 Company did affix the said corporate seal of said Company for the uses and purposes therein set forth.

Given under my hand and notarial seal the 19th day of March, 2008.

Notary Public



MAIL TO:

Lookas Law, LLC
4061 W. Milwaukee Ave
Chicago, IL 60641

ADDRESS OF PROPERTY

104 East 41st Street, Unit 104-1E
Chicago, Illinois 60653

THIS INSTRUMENT PREPARED BY:

Maritza Castillo
North Star Trust Company
500 W. Madison St., Suite 3150
Chicago, Illinois 60661

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EXHIBIT "A"

Parcel 1: Unit Numbers 104-1E and P- 3 in the Monogram South Condominium, as delineated on a survey of the following described tract of land:

Lot 1 in O'Donnell's Resubdivision of Lots 1, 2, 3 and 4 in O'Donnell's Subdivision of Lots 13, 14, 15 and the South 9 feet of Lot 16 in Block 6 in Pryor and Hopkins' Subdivision of the West half of the Northwest quarter of Section 3, 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 0714222026; together with its undivided percentage interest in the common elements in Cook County, Illinois.

Parcel 2: A non-exclusive easement for the benefit of Parcel 1 as created by Declaration of Cross Easement for Ingress and Egress recorded May 22, 2007, as Document No. 0714222030 made by and between Monogram North Condominiums and Monogram South Condominiums for the purpose of ingress and egress over the following described land:

That part of Lot 2 in O'Donnell's Resubdivision of Lots 1, 2, 3 and 4 in O'Donnell's Subdivision of Lots 13, 14, 15 and the South 9 feet of Lot 16 in Block 6 in Pryor and Hopkins' Subdivision of the West half of the Northwest quarter of Section 3, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois, described as follows:

Beginning at the Southeast corner of said Lot 2; thence West along the South line of said Lot 2, a distance of 55.55 feet; thence North along a line making an angle of 89 degrees, 56 minutes, 13 seconds, measured counter-clockwise, East to North from the last described course, a distance of 18.18 feet; thence East along a line making an angle of 90 degrees, 03 minutes, 16 seconds, measured counter-clockwise, South to East from the last described course, a distance of 35.00 feet to the exterior face of wall of a brick parking garage; thence South at right angles to the last described course, being along the said exterior face of garage, a distance of 5.18 feet to the Southwest corner of said garage; thence East along a line making an angle 90 degrees, 03 minutes, 50 seconds, measured clockwise, North to East from the last described course, being along the South exterior face of wall of said garage, a distance of 7.38 feet; thence South, departing the said face of wall at right angles, a distance of 4.00 feet; thence East at right angles to the last described course, a distance of 13.15 feet to a point on the East line of aforesaid Lot 2; thence South along the said East line of Lot 2, a distance of 8.97 feet to the point of beginning.

CKA: 104 East 41st Street, Unit 104-1E, Chicago, IL 60653

PIN: 20-03-108-014-0000 (affects underling land)

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.