

# UNOFFICIAL COPY



Trustee's Deed



1112446040

Doc#: 1112446040 Fee: \$38.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 05/04/2011 12:08 PM Pg: 1 of 2

MAIL TO: *ISLAM ZUGHAYER*  
*325 Fifth Ave # 29D*  
*New York, NY 10016*

FIDELITY NATIONAL TITLE 12015134

This indenture made this 28th day of April, of 2011, 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 15th day of October, 2008, and known as Trust Number 20456, party of the first part and Islam Zughayer, an unmarried man whose address is 325 Fifth Avenue, #29D, New York, NY 10016 party of the second part.

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:

Parcel 1:  
The South 294.00 feet of the West 180.86 feet of the East 197.36 feet of the South 1/2 of the West 1/2 of the Southeast 1/4 of the Northwest 1/4 of Section 35, Township 37 North, Range 12, East of the Third Principal Meridian, (Except from said Tract of Land the South 172.00 feet of the West 164.36 feet and except from said Tract of Land the South 50.00 feet of the East 16.50 feet), in Cook County, Illinois.

Parcel 2:  
Easements for Ingress and Egress appurtenant to and for the benefit of Parcel 1 as set forth and defined in the Declaration recorded as Document 97434557.

PIN: 23-35-104-066-0000

Common Address: 13040 S. 85<sup>th</sup> Avenue, Palos Park, IL 60464

Subject To: Only General real estate taxes for the years 2010 and subsequent years; special taxes or assessments for improvements not yet completed; building lines and building and liquor restrictions of record; zoning and building ordinances; roads and highways, if any; private, public and utility easements of record; party wall rights and agreements, if any; covenants, conditions and restrictions of record, if any.

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.

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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 AVP & TO and attested by its ATO the day and year first above written.

STANDARD BANK AND TRUST COMPANY

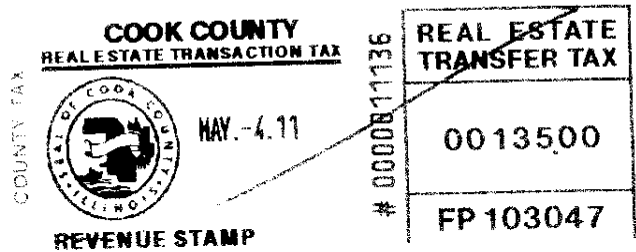
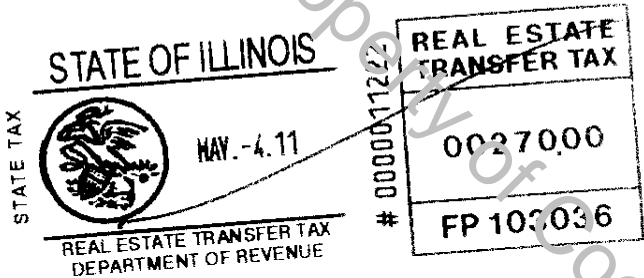
As Trustee as aforesaid:

Attest:

Donna Diviero, ATO

By:

Thomas Mulqueen, III, AVP & TO



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 Mulqueen, III 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 AVP & TO 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 28th day of April, 20 11.

NOTARY PUBLIC

*Susan J. Zelek*

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

