

# UNOFFICIAL COPY



Trustee's Deed

Doc#: 1616557038 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 06/13/2016 09:32 AM Pg: 1 of 3

Dec ID 20160201671532  
ST/CO Stamp 0-347-371-840 ST Tax \$649.00 CO Tax \$324.50  
City Stamp 1-529-116-992 City Tax: \$6,814.50

MAIL TO: Timothy Shannon  
3808 N. Kenmore # 2  
Chicago, IL 60613

This indenture made this 19th day of April, of 2016, 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 6th day of January, 2015, and known as Trust Number 21844, party of the first part and Timothy Shannon whose address is 2846 North Southport, Unit #2S, Chicago, Illinois 60657 party of the second part. (SINGLE MAN)

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 legal description attached

Pin: 14-20-210-036-0000

Common Address: 3808 North Kenmore<sup>Ave</sup>, Unit #2, Chicago, Illinois 60613

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

STANDARD BANK AND TRUST COMPANY  
As Trustee as aforesaid:

Attest:   
Jay D. Faler, AVP & TO

By:   
Heather Raineri, A.T.O.

Chicago Title  
Rdbm Ltd



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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 Heather Raineri of the STANDARD BANK AND TRUST COMPANY and Jay D. Faler of said Company, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such ATO and AVP & TO, 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 AVP & TO did also then and there acknowledge that he as custodian of the corporate seal of said Company did affix the said corporate seal of said Company to said instrument as his 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 19th day of April, 20 16.

NOTARY PUBLIC

*Virginia M. Lukomski*



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

**UNOFFICIAL COPY****LEGAL DESCRIPTION**

## PARCEL 1:

Unit Number 2 in the 3808 Kenmore Condominiums as delineated on a survey of the following described real estate:

THE SOUTH 1/2 OF LOT 16 AND ALL OF LOT 17 IN BLOCK 2 IN THE SUBDIVISION OF BLOCK 6 IN LAFLIN, SMITH AND DYER'S SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT 1.28 ACRES IN THE NORTHEAST CORNER THEREOF) IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT \_\_\_\_\_ TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 1611919121, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AL LIN COOK COUNTY, ILLINOIS.

## PARCEL 2:

The exclusive right to the use of P-3, a Limited Common Element, as delineated on the Survey attached to the Declaration aforesaid recorded as Document Number 1611919121.

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.

The tenant of the Unit, if any, either waived or failed to exercise the right of first refusal to purchase the Unit or had no right of first refusal to purchase the Unit.