ALBANK UNOFFICIAL

TRUSTEE'S DEED

After Recording Mail To: Marc Benjamin

BENJAMIN, GUSSIN & ASSOC. 801 Skokie Blvd, Ste 100

Northbrook, IL 60062

Doc# 1701833016 Fee \$44.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

AFFIDAUIT FEE: \$2.00

KAREN A.YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 01/18/2017 11:38 AN PG: 1 OF 4

Name and Address of Taxpayer:

Doreen Mermelstein, Truste

6500 North Faulin

Lincolnwood, 15 60712

THIS INDENTURE, made this October 31, 2016 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 September 23, 2002, and known as Trust Number 11-5865, Party of the First Part, and, Doreen Mermelstein or successor as Crustee of the Doreen Mermelstein Revocable Trust, Party of the Second Part;

WITNESSETH, that said Party of the First Part, 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:

LEGAL DESCRIPTION: See attached Exhibit A, made a part hereof

Property Address: 3500 W. North Shore Ave., Lincolnwood, Illinois 60712

PIN: #10-35-401-033-0000 & 10-35-401-034-0000

TO HAVE AND TO HOLD the same unto said Party of the Second Part and to the precer 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 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 walls, 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.

INT A.V.

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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 Trust Officer and attested by its Vice President, the day and year first above written.

ALBANY BANK & TRUST COMPANY N.A., as Trustee Aforesaid
By:Trust Officer
Attest: Vice President
STATE OF ILLINOIS)
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 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 October 31, 2016.
Notary Public "OFFICIAL SEAL" ISAURA GUERRE RO Notary Public, State of Illinois My Commission Expires 10-15-2017
Illinois Transfer Stamp - Exempt under provisions of Paragraph Section 4, Real Estate Transfer Act
Buyer, Seller or Representative Date
Prepared by: Isaura Guerrero, Administrative Assistant, Albany Bank & Trust Company N.A., 3400
W. Lawrence Ave., Chicago, Illinois 60625-5188 - 773.267.7300, Ext. 1456 - FAX 773.267-9405

DO NOT MAIL RECORDED DEED TO ALBANY BANK.

MAIL TO GRANTEE OR GRANTEE'S AGENT OR ATTORNEY.

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EXHIBIT "A" LEGAL DESCRIPTION

LOT 22 AND 23 IN BLOCK 11 IN DEVON MCCORMICK BOULEVARD ADDITION TO ROGERS PARK IN THE SOUTHEAST ¼ OF SECTION 35, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Property Address 3500 W. North Shore Avenue, Lincolnwood, Illinois 60712
Permanent Index Numbers: 10-35-401-033-0000; 10-35-401-034-0000

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STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: October 31, 2016

Signature:

CHRISTINA M. PRESSLAK

OFFICIAL SEAL

ary Public, State of Illinois Commission Expires

Subscribed and Swert to before me by the said Marc Benjamin this 31st day of October, 2016.

The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: October 31, 2016

Signature:

Grantee or Agent

Subscribed and Sworn to before me by the said Marc Benjamin,

this 31st day of October, 2016.

Notary Public

CHRISTINA M. PRESS OFFICIAL SEAL Notary Public, State of Illinois My Commission Expires February 27, 2017

Note: Any person who knowingly submits a false statement concerning the identity of Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to Deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)