


CT 175T05298143

# UNOFFICIAL COPY

## TRUSTEE'S DEED



\*1732522043\*

Doc# 1732522043 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/21/2017 02:04 PM PG: 1 OF 4

THIS INDENTURE Made this 23rd day of August, 2017, between FIRST MIDWEST BANK, as Trustee or successor Trustee under the provision of a deed or deeds in trust, duly recorded and delivered to said Bank in pursuance of a trust agreement dated the 24th day of May, 1976 , and known as Trust Number 518 party of the first part

and **ROBERT J. BILLY REVOCABLE TRUST AGREEMENT DATED JANUARY 17, 2008**, 13011 Grant Road, Lemont, IL 60439 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 considerations in hand paid, does hereby convey and quit claim unto said party of the second part, all interest in the following described real estate, situated in Cook County, Illinois to-wit:

See Attached Legal Description

together with the tenement 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 of said party of the second part forever.

Subject to: Mortgage or Trust Deed, liens, encumbrances, easements, covenants, conditions and restrictions of record, if any; general real estate taxes for the year 2017 and subsequent:

This deed is executed pursuant to and in the exercise of the 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 the 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 Trust Officer, and attested by its Authorized Signer, this 29th day of August, 2017.

FIRST MIDWEST BANK, as Trustee as aforesaid;

By: Joy L. Hooper  
Joy L. Hooper, Trust Officer

Attest: Susan J. Zelek  
Susan J. Zelek, Authorized Signer

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Exempt under provisions of Paragraph E, Section 4,  
 Real Estate Transfer Tax Act  
 Date 11-9-17  
 Buyer, Seller or Representative [Signature]

Summit, IL 60501  
 7646 W. 63<sup>rd</sup> ST  
 Revocable Trust  
 Robert J. Bily

Summit, IL 60501  
 C/O 7646 West 63<sup>rd</sup> Street  
 Agreement dated January 17, 2008  
 Robert J. Bily revocable Trust

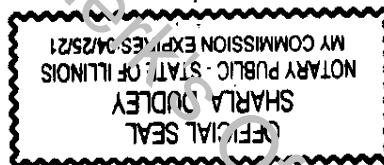
MAIL TAX BILL TO  
 22-14-200-022-0000  
 PERMANENT INDEX NUMBER

MAIL THIS INSTRUMENT TO  
 AFTER RECORDING

PROPERTY ADDRESS  
 13011 Grant Road  
 Lemont, IL 60439

THIS INSTRUMENT WAS PREPARED BY  
 First Midwest Bank, Wealth Management  
 Susan J. Zelek  
 7800 W. 95<sup>th</sup> Street  
 Hickory Hills, IL 60457

[Signature]  
 Notary Public



GIVEN under my hand and seal this 29th day of August A.D. 2017.

I, the undersigned, a Notary Public in and for said County, in the State aforementioned DO HEREBY CERTIFY that Joy L. Hooper, Trust Officer of FIRST MIDWEST BANK, Hickory Hills, Illinois and Susan J. Zelek, the attesting Signer thereof, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Trust Officer and the attesting Authorized Signer respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth; and the said attesting Authorized Signer did also then and there acknowledge that she as custodian of the corporate seal of said Bank did affix the said corporate seal of said Bank to said instrument as her own free and voluntary act, and as the free and voluntary act of said Bank for the uses and purposes therein set forth.

STATE OF ILLINOIS,  
 COUNTY OF Cook  
 SS:

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A parcel of land located in the Northeast Quarter of Section 14, Township 37 North, Range 11, East of the Third Principal Meridian near Lemont, Cook County, Illinois described as follows:

Beginning at the point of intersection of the Southwesterly line of the Robert Kingery Highway (State Route #83), with a line that lies parallel to and 50 feet Southeasterly from the centerline of the Illinois Central Gulf Railroad Company's northbound main track, thence, Southwesterly, along said parallel line, 1120 feet, more or less, to a point in the Northerly line of Parcel NO. 2 of two parcels of land which constitute a perpetual easement granted by the Gulf, Mobile and Ohio Railroad Company, Grantor's predecessor, to the United States of America for navigation purposes by agreement dated May 5, 1970, Thence Easterly, along the Northerly line of said perpetual easement, being the Northerly line of the Calumet Sag Channel, 110 feet, more or less, to the most Easterly corner of Parcel No. 1 of said perpetual easement, said point being in the Southeasterly line of a parcel of land acquired by the Joliet and Chicago Railroad Company, an early predecessor of Grantor, from N. Caton, et ux, by deed dated September 26, 1857 and recorded in Deed Book 49 at Page 73, Cook County, Illinois, thence Northeasterly, along the Southeasterly line of said former Caton property 910 feet, more or less, to a point in the East line of the West Half of said Northeast Quarter of Section 14; Thence Northerly, along the last said East line, 40 feet, more or less, to the most Southerly corner of a parcel of land acquired by said early predecessor of Grantor, from M. Kent, et al, by deed dated January 2, 1860 and recorded in Deed book 187 at page 537 said Cook County, Thence Northeasterly, along the Southeasterly line of said former Kent property, 450 feet, Thence Northwesterly at a right angle 80 feet, more or less, to a point in a line that lies parallel to and 35 feet Southeasterly from said centerline of Grantor's Northbound main track; Thence Southwesterly, along said parallel line, 320 feet, more or less, to a point in said Southwesterly line of Route #83, Thence Southeasterly, along the last said Southwesterly line, 15 feet, more or less, to the point of beginning. Subject to the rights of the public in that part of Route #83 and Grant Road lying within the limits of the above described parcel.

Grantor reserves unto itself, its successors and assigns, a non-exclusive easement for roadway purposes on, over and across existing roadway as now located on the premises hereinabove conveyed as same connects with viaduct crossing under Grantor's tracks Northwesterly of and abutting that land conveyed.

Grantee agrees to preserve and safeguard Grantor's embankment for its elevated right-of-way lying adjacent to and Northwesterly of premises conveyed. In the event that Grantee, its heirs and assigns, shall fail to preserve and safeguard the said embankment, the Grantor, its successors, assigns or designees, shall be thereupon privileged to enter upon the premises conveyed for the purpose of construction, maintenance or repair of said embankment, and the costs thereof will be assumed and paid for by the Grantee, its heirs or assigns. This covenant shall run with the land conveyed and be binding upon the Grantee, its heirs and assigns.

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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 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 and hold title to real estate under the laws of the State of Illinois.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

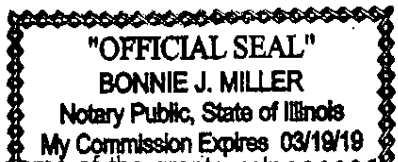
Dated: 11 - 9, 20 17

[Signature]  
Signature

\_\_\_\_\_  
Print Name

Subscribed and sworn to before me this 9<sup>th</sup> of November, 2017

[Signature]  
Notary Public



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 and hold title to real estate under the laws of the State of Illinois.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

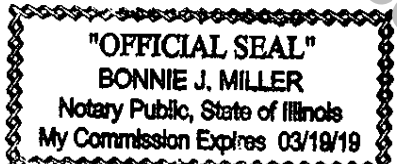
Dated: 11 - 9, 20 17

[Signature]  
Signature

\_\_\_\_\_  
Print Name

Subscribed and sworn to before me this 9<sup>th</sup> of November, 2017

[Signature]  
Notary Public



**NOTE:** Any person who knowingly submits a false statement concerning the identity of a 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.