

# UNOFFICIAL COPY

**ALBANK**

## TRUSTEE'S DEED

After Recording Mail To:

DEVON BANK  
6445 N. WESTERN AVE  
CHICAGO IL 60645

Name and Address of Taxpayer:

SAS Property Holdings LLC  
1388 Hunter Cir.  
Naperville IL 60540



Doc# 1808729055 Fee \$44.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 03/28/2018 02:00 PM PG: 1 OF 4

THIS INDENTURE, made this March 19, 2018, between ALBANY BANK & TRUST COMPANY N.A., an association organized under the laws of the United States of America, as Successor Trustee to Community Bank under the provisions of a Deed or Deeds in Trust, duly recorded and delivered to said Bank in pursuance of a Trust Agreement dated May 26, 2011, and known as Trust Number LT-2478, Party of the First Part, and Devon Bank Client Service LLC #198, an Illinois Limited Liability Company, 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: 1702 W. Victoria Drive, Mt. Prospect, IL 60056 &  
1704 W. Victoria Drive, Mt. Prospect, IL 60056  
PIN: # 08-22-204-004-0000 and 08-22-204-005-0000

TO HAVE AND TO HOLD the same unto said Party of the Second Part and to the proper 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 in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling, SUBJECT, HOWEVER, General real estate taxes for 2017 and subsequent

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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 by its Vice President the day and year first above written.

ALBANY BANK & TRUST COMPANY N.A., as Successor Trustee Aforesaid

By: [Signature] Trust Officer

Attest: [Signature] Vice President

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 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, sealed 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 March 19, 2018.

[Signature]  
Notary Public



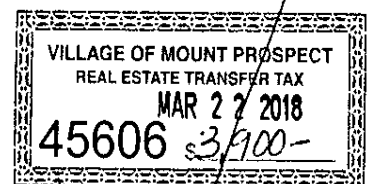
Illinois Transfer Stamp - Exempt under provisions of Paragraph \_\_\_\_\_ Section 4, Real Estate Transfer Act

N/A

\_\_\_\_\_  
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.**



REAL ESTATE TRANSFER TAX		28-Mar-2018
	COUNTY:	650.00
	ILLINOIS:	1,300.00
	TOTAL:	1,950.00

08-22-204-004-0000 | 20180301624774 | 0-109-099-040

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## EXHIBIT "A" LEGAL DESCRIPTION

### PARCEL 1:

THAT PART OF LOT 1, IN LAUREL ESTATES SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTH EAST QUARTER OF THE NORTH EAST QUARTER OF SECTION 22, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTH EAST CORNER OF SAID LOT 1, DUE SOUTH A DISTANCE OF 342.13 FEET AS MEASURED ALONG THE EAST LINE OF SAID LOT 1; THENCE SOUTH 89 DEGREES 22 MINUTES 25 SECONDS WEST 214.89 FEET TO THE POINT OF BEGINNING FOR PARCEL NO. 4; THENCE SOUTH 89 DEGREES 22 MINUTES 25 SECONDS WEST, 25.60 FEET; THENCE SOUTH 0 DEGREES 37 MINUTES 35 SECONDS EAST, 4.05 FEET; THENCE SOUTH 89 DEGREES 22 MINUTES 25 SECONDS WEST, 15.68 FEET; THENCE NORTH 0 DEGREES 37 MINUTES 35 SECONDS WEST, 4.05 FEET; THENCE SOUTH 89 DEGREES 22 MINUTES 25 SECONDS WEST, 24.34 FEET; THENCE NORTH 0 DEGREES 37 MINUTES 35 SECONDS WEST, 4.02 FEET; THENCE NORTH 89 DEGREES 22 MINUTES 25 SECONDS EAST, 5.33 FEET TO THE CENTER LINE OF 0.67 FEET WIDE CONCRETE AND BRICK PARTY WALL; THENCE NORTH 0 DEGREES 37 MINUTES 35 SECONDS WEST, 31.25 FEET ALONG THE CENTER LINE OF SAID PARTY WALL TO A POINT; THENCE NORTH 89 DEGREES 22 MINUTES 25 SECONDS WEST, 12.17 FEET; THENCE NORTH 0 DEGREES 37 MINUTES 35 SECONDS WEST, 5.08 FEET; THENCE NORTH 89 DEGREES 22 MINUTES 25 SECONDS EAST, 31.22 FEET; THENCE NORTH 0 DEGREES 37 MINUTES 35 SECONDS EAST, 5.08 FEET; THENCE NORTH 89 DEGREES 22 MINUTES 25 SECONDS EAST, 21.92 FEET; THENCE SOUTH 0 DEGREES 37 MINUTES 35 SECONDS EAST, 35.27 FEET; TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS.

### PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL NO. 1, FOR INGRESS AND EGRESS TO AND FROM PUBLIC ROADS, TO AND FROM AND FOR THE USE OF THE COMMON PROPERTIES AND TO AND FROM AND FOR THE USE OF THE WATER RETENTION BASIN AS DEFINED IN THE DECLARATION OF EASEMENT DATED AUGUST 12, 1976 AND RECORDED AUGUST 13, 1976 AS DOCUMENT 23597577, IN COOK COUNTY, ILLINOIS.

PIN # 08-22-204-004-0000

Property Address: 1702 W. Victoria Drive, Mt. Prospect, IL. 60056

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## EXHIBIT "A" LEGAL DESCRIPTION

### Parcel 1:

THAT PART OF LOT 1 IN LAUREL ESTATE SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTH EAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 22, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTH EAST CORNER OF SAID LOT 1, DUE SOUTH, A DISTANCE OF 342.13 FEET AS MEASURED ALONG THE EAST LINE OF SAID LOT 1; THENCE SOUTH 89 DEGREES 22 MINUTES 25 SECONDS WEST, 280.51 FEET; THENCE NORTH 0 DEGREES 37 MINUTES 35 SECONDS WEST, 4.02 FEET; THENCE NORTH 89 DEGREES 22 MINUTES 25 SECONDS EAST, 0.33 FEET TO THE CENTER LINE OF A 0.67 WIDE CONCRETE AND BRICK PARTY WALL AND POINT OF BEGINNING FOR PARCEL NUMBER 5; THENCE NORTH 0 DEGREES 37 MINUTES 35 SECONDS WEST, 31.25 FEET ALONG THE SAID CENTER LINE OF SAID PARTY WALL TO A POINT; THENCE NORTH 89 DEGREES 22 MINUTES 25 SECONDS EAST, 0.33 FEET; THENCE NORTH 0 DEGREES 37 MINUTES 35 SECONDS WEST, 4.02 FEET; THENCE SOUTH 89 DEGREES 22 MINUTES 25 SECONDS WEST, 12.38 FEET; THENCE NORTH 0 DEGREES 37 MINUTES 35 SECONDS WEST, 5.10 FEET; THENCE SOUTH 89 DEGREES 22 MINUTES 25 SECONDS WEST, 31.26 FEET; THENCE SOUTH 0 DEGREES 37 MINUTES 35 SECONDS EAST, 5.10 FEET; THENCE SOUTH 89 DEGREES 22 MINUTES 25 SECONDS WEST, 21.96 FEET; THENCE SOUTH 0 DEGREES 37 MINUTES 35 SECONDS EAST, 35.27 FEET; THENCE NORTH 89 DEGREES 22 MINUTES 25 SECONDS EAST, 25.51 FEET; THENCE SOUTH 0 DEGREES 37 MINUTES 35 SECONDS EAST, 4.05 FEET; THENCE NORTH 89 DEGREES 22 MINUTES 25 SECONDS EAST, 15.57 FEET; THENCE NORTH 0 DEGREES 37 MINUTES 35 SECONDS WEST, 4.05 FEET; THENCE NORTH 89 DEGREES 22 MINUTES 25 SECONDS EAST, 24.11 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

### PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS TO AND FROM PUBLIC ROADS, TO AND FROM AND FOR THE USE OF THE COMMON PROPERTIES; AND TO AND FROM AND FOR THE USE OF THE WATER RETENTION BASIN AS DEFINED IN THE DECLARATION OF EASEMENT DATED AUGUST 12, 1976 AND RECORDED AUGUST 13, 1976 AS DOCUMENT NUMBER 23597577, MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED DECEMBER 16, 1975 KNOWN AS TRUST NUMBER 38147 AND AS CREATED BY DEED DATED AUGUST 12, 1976 AND RECORDED SEPTEMBER 16, 1976 AS DOCUMENT NUMBER 23638793 FROM LA SALLE NATIONAL BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 7, 1976 KNOWN AS TRUST NUMBER 50946 TO ROSALIND FAMORE, IN COOK COUNTY, ILLINOIS.

P.I.N.: 08-22-204-005-0000

Common Address: 1704 W. Victoria Drive, Mt. Prospect, IL 60056

Subject to: 2000 real estate taxes, covenants, conditions and restrictions of record.