

# UNOFFICIAL COPY

## TRUSTEE'S DEED

This indenture made this **20th** day of **December, 2018** between **MARQUETTE BANK**, an Illinois Banking Association, 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 **21<sup>st</sup>** day of **June, 1988** and known as Trust Number **11841**, of the first part, and

Doc#: 1836149114 Fee: \$54.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 12/27/2018 09:35 AM Pg: 1 of 4

Dec ID 20181201663852  
ST/CO Stamp 0-238-839-456 ST Tax \$2,350.00 CO Tax \$1,175.00  
City Stamp 1-658-022-560 City Tax: \$24,675.00

## THE PEOPLES GAS LIGHT AND COKE COMPANY, AN ILLINOIS CORPORATION

Whose address is: **200 E. Randolph Street, Chicago, Illinois 60601**, 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** consideration in hand paid, does hereby **CONVEY AND QUITCLAIM** unto said party of the second part, the following described real estate, situated in **COOK** County, Illinois:

### LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF-----

Permanent Index No.: **16-34-103-011-0000, 16-34-209-011-0000, 16-34-302-027-0000, 16-34-302-028-0000**  
Address of Property: **4358 West 35<sup>th</sup> Place, Chicago, Illinois 60632**

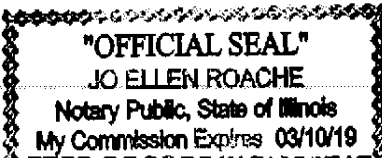
together with the tenements and appurtenances thereunto belonging, TO HAVE AND TO HOLD the same unto said party of the second part and to the proper use, benefit and behoof of said party of the second part. This Deed is executed pursuant to and in the exercise of the power and authority granted to and 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 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 affixed, and has caused its name to be signed to these presents by its Trust Officer and Assistant Secretary, the day and year first above written.

### MARQUETTE BANK, as Trustee Aforesaid

18LS00445 #11

By: Joyce A. Madsen  
Joyce A. Madsen, Trust Officer  
Attest: Brenda Rieckert  
Brenda Rieckert, Assistant Secretary

I, the undersigned, a Notary Public, in and for said County and State, do hereby certify that the above named Trust Officer and Assistant Secretary of the MARQUETTE BANK, Grantor, are personally known to me to be the same persons whose names are subscribed to the foregoing instrument, and that they signed, sealed and delivered the said instrument as their free and voluntary act of said Bank for the uses and purposes therein set forth.



Given under my hand and Notary Seal the 21st day of December, 2018.

Jo Ellen Roache  
Notary Public

AFTER RECORDING MAIL TO:  
John J. Hawlor, Esq.  
Dentons US LLP  
Suite 5900  
233 S. Wacker Dr.  
Chicago, IL 60606

This instrument was prepared by:  
Joyce A. Madsen, Trust Officer, Marquette Bank  
9533 W. 143<sup>rd</sup> Street, Orland Park, Illinois 60462  
Mail Future Tax Bills to: Peoples Gas Light and Coke Company  
Tax Dept. 23<sup>rd</sup> Floor  
200 E. Randolph Street  
Chicago, IL 60601

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THAT PART OF A TRACT OF LAND CONSISTING OF LOT 4 IN COUNTY CLERK'S DIVISION OF THE EAST 1/2 OF THE WEST 1/2 OF SECTION 34, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN AND THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 34, DESCRIBED AS FOLLOWS:

BEGINNING ON THE SOUTH LINE OF CHICAGO AND ILLINOIS WESTERN RAILROAD RIGHT OF WAY AT A POINT 83.00 FEET EAST FROM THE WEST LINE OF SAID SOUTHWEST 1/4 OF THE NORTHEAST 1/4; THENCE SOUTH, PARALLEL TO SAID WEST LINE OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 34, FOR A DISTANCE OF 640.75 FEET, TO A LINE WHICH EXTENDS WEST FROM A POINT ON A LINE 1430.00 FEET WEST OF AND PARALLEL TO THE EAST LINE OF SAID SECTION 34, SAID POINT BEING 640.00 FEET SOUTH FROM SAID SOUTH LINE OF CHICAGO AND ILLINOIS WESTERN RAILROAD RIGHT OF WAY, TO A POINT ON SAID WEST LINE OF SAID SOUTHWEST 1/4 OF THE NORTHEAST 1/4, SAID POINT BEING 640.78 FEET SOUTH FROM SAID SOUTH LINE OF SAID RAILROAD RIGHT OF WAY; THENCE WEST ALONG SAID LINE WHICH EXTENDS WEST FROM A POINT ON A LINE 1430.00 FEET WEST OF AND PARALLEL TO THE EAST LINE OF SECTION 34, FOR A DISTANCE OF 177.00 FEET, TO A LINE 144.00 FEET WEST OF AND PARALLEL TO SAID WEST LINE OF SAID SOUTHWEST 1/4 OF THE NORTHEAST 1/4; THENCE NORTH, ON SAID LINE 144.00 FEET WEST OF AND PARALLEL TO SAID WEST LINE OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 34, FOR A DISTANCE OF 640.82 FEET, TO SAID SOUTH LINE OF RAILROAD RIGHT OF WAY; THENCE EAST, ON SAID SOUTH LINE OF RAILROAD RIGHT OF WAY, 177.00 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2: NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE AND EASEMENTS AS CREATED BY EASEMENT AGREEMENT RECORDED AS DOCUMENT NUMBER 20063109.

PARCEL 2: NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE AND EASEMENTS AS CREATED BY EASEMENT AGREEMENT RECORDED AS DOCUMENT NUMBER 20053110.

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## PLAT ACT AFFIDAVIT

STATE OF ILLINOIS )  
 ) ss.  
 COUNTY OF COOK )

Stanislaw E. Skorusa, sole beneficiary of the Marquette Bank Trust No. 11841 dated June 21, 1988, by the undersigned, being duly sworn on oath, states that its principal office is at 4358 W. 35<sup>th</sup> Place, Chicago, Illinois 60632 and that the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

A. Said Act is not applicable because the grantors own no adjoining property to the premises described in the deed;

-- or --

B. The conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1959:

1. The division or subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access;
2. The division of lots or blocks of less than 1 acre of any recorded subdivision which does not involve any new streets or easements of access;
3. The sale or exchange of parcels of land between owners of adjoining and contiguous land;
4. The conveyance of parcels of land or interest therein for use as a right of way for railroads or other public utility facilities and other pipelines which does not involve any new streets or easements of access;
5. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access;
6. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use;
7. Conveyances made to correct descriptions in prior conveyances;
8. The sale or exchange of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access;

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- 9. The sale of a single lot of less than 5 acres from a larger tract when a survey is made by a registered surveyor; provided, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973, and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land.

CIRCLE NUMBER AND/OR LETTER ABOVE WHICH IS APPLICABLE TO THE ATTACHED DEED.

Affiant further states that he makes this Affidavit on this 21st day of December, 2018 for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

*Stanislaw Skonist*  
 Beneficiary of Marquette Bank Trust  
 No. 10841 dated June 21, 1988

By: \_\_\_\_\_  
 Name: \_\_\_\_\_  
 Title: \_\_\_\_\_

SUBSCRIBED AND SWORN TO BEFORE ME  
this 21st day of December, 2018.

*Teresa K Pazdziora*  
 Notary Public  
 My commission expires \_\_\_\_\_

