

UNOFFICIAL COPY

92149724

TRUSTEE'S DEED JOINT TENANCY

1253273

THIS INDENTURE, made this --20th-- day of --FEBRUARY-- 1992, between ALBANY BANK AND 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 the ---26th--- day of --DECEMBER-- 1989, and known as Trust Number 11-4093, party of the first part, and PEPPER T. CHUA and MAE ANN P. HIBIONADA, 6434 N. Oakley, Chicago, IL 60645, 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 said parties of the second part, not as tenants in common, but as **JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP**, the following described real estate, situated in Cook County, Illinois, to wit:

The West 27 Feet of the East 95 Feet of the South 52.75 Feet of Lot 19 in Robey Edgewater Golf Club Addition to Rogers Park, being a Subdivision of part of the East 490 Feet of the North 1/2 of the Southwest 1/4 of Section 31, Township 41 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois. Also, the South 19.75 Feet of Lot 19 (except the East 95 Feet thereof) in Robey Edgewater Golf Club Addition to Rogers Park, being a Subdivision of part of the East 490 Feet of the North 1/2 of the Southwest 1/4 of Section 31, Township 41 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois. APT

Commonly Known as: 604 N. Damen, Chicago, IL 60648

RECORDING \$23.50
TR0000 TRAN 0351 03/09/92 11:57:00
#128 # L. 8-72-1.49724
COOK COUNTY RECORDER

PIN # 11-31-302-075

Together with the improvements and appurtenances thereto, including Easements and Easements in the same, and parties of the second part, do and in tenancy in common, but in joint tenancy with the right of survivorship.

SUBJECT TO: Covenants, conditions and restrictions of record; private, public and utility easements; roads and highways; party wall rights and agreements; existing leases and tenancies; special taxes or assessments for improvements not yet completed; special taxes or assessments; general taxes for the year 1990 and subsequent years.

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 of aforesaid members, and of every other power and authority thereto in writing, SUBJECT HOWEVER to the terms of all trust deeds and encumbrances 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 lines and other restrictions of record, if any, party with, party with, and party with agreements, if any, zoning and building laws and ordinances, easements, liens, claims, if any, and rights in, to, and of parties in possession.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Trust Officer, or one attested by its Vice President, the day and year first above written:

ALBANY BANK AND TRUST COMPANY N.A., As Trustee aforesaid.

By: *[Signature]* Trust Officer
Attest: *[Signature]* Vice-President

STATE OF ILLINOIS }
COUNTY OF COOK } SS
I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY THAT Arnold J. Karzov and Michael Bentzover, both Trust Officer and Vice President of ALBANY BANK & TRUST COMPANY N.A., whose names are subscribed to the foregoing instrument as such officers, 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 in the free and voluntary act of said Bank for the uses and purposes therein set forth and the said Vice President did also then and there acknowledge that as Custodian of the corporate seal of said Bank he affixed the said corporate seal to said instrument as his free and voluntary act and as the free and voluntary act of said Bank.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS 20th day of FEBRUARY 1992

[Signature]
Notary Public

DELIVERY

NAME: KEVIN DILLON
STREET: 6730 W. HIGGINS
CITY: CHICAGO IL 60636



OFFICIAL INFORMATION ONLY
INSERT DATE OF RECORDING ABOVE
Notary Public for Cook County, Illinois
My Commission Expires March 14, 1993
Chicago, IL 60618

INSTRUCTIONS OR
RECORDERS OFFICE BOX NUMBER

This instrument Was Prepared By
Arnold J. Karzov
Albany Bank & Trust Company N.A.
3400 W. Lawrence Avenue
Chicago, Illinois 60625

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6 CITY OF CHICAGO
★ REAL ESTATE DEPARTMENT
" 1111 N. LA SALLE ST.
* CHICAGO, ILL. 60610



STATE OF ILLINOIS
REAL ESTATE DEPARTMENT
APR 11 1994
CHICAGO, ILL.

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