

TRUSTEE'S DEED

UNOFFICIAL COPY

93436946

23

The above space for recorder's use only

THIS INDENTURE, made this 21ST day of MAY, 1993, between First Bank and Trust Company of Illinois (formerly known as First Bank and Trust Company, Palatine, Illinois), a corporation duly organized and existing as a banking corporation and duly authorized to accept and execute trusts within the State of Illinois, not personally but as Trustee under the provisions of a deed or deeds in trust duly recorded and delivered to said bank in pursuance of a certain Trust Agreement, dated the 28TH day of NOVEMBER, 1990, and known as Trust Number 10-1596, party of the first part, and

HALINA M. LEWANDOWSKI, DIVORCED AND NOT SINCE REMARRIED----- 905 PANORAMA DRIVE, #3D of PALATINE, ILLINOIS 60067 parties 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 grant, sell and convey unto said parties of the second part, the following described real estate, situated in COOK County, Illinois, to wit:

UNIT 2-1-F IN THE COLONIAL COURT CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 2 AND THE NORTH 50 FEET OF LOT 3 IN J.W. BENSON'S SUBDIVISION BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF THE NORTH WEST 1/4 OF SECTION 23, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN LYING NORTH OF THE NORTH EAST RIGHT OF WAY LINE OF THE CHICAGO AND NORTHWESTERN RAILROAD, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 91262715 AND AS AMENDED BY THE 1ST AND 2ND AMENDMENTS TO SAID CONDOMINIUM DECLARATION RECORDED AS DOCUMENT NUMBERS 91618780, 93103547 AND 93178193 AND AS AMENDED BY THE CERTIFICATE OF CORRECTION AND RESTATEMENT TO SAID CONDOMINIUM DECLARATION RECORDED AS DOCUMENT NUMBER 93187339 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index No. 02-23-101-114-1012

together with the tenements and appurtenances thereto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoof, forever, of said party of the second part

SUBJECT TO: COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD AND CURRENT UNPAID OR FUTURE REAL ESTATE TAXES.

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, 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 wall rights and party wall agreements, if any; Zoning and Building Laws and Ordinances, mechanics' lien claims, if any; easements of record, if any; and rights and claims 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 and attested by its Assistant Trust Officer the day and year first above written.

FIRST BANK AND TRUST COMPANY OF ILLINOIS as Trustee, as aforesaid, and not personally.

By: [Signature] Trust Officer. Attest: Michael J. Kalitowski, Assistant Trust Officer.

COUNTY OF COOK SS. BENJAMIN D. DOBREI, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, THAT

ROBERT G. HERSHENHORN Trust Officer of FIRST BANK and TRUST COMPANY OF ILLINOIS, a banking corporation, and MICHAEL J. KALITOWSKI Assistant Trust Officer of said banking corporation, personally known to me to be the same persons, whose names are subscribed to the foregoing instrument as such Trust Officer, and Assistant Trust Officer, respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary acts, and as the free and voluntary act of said banking corporation as Trustee, for the uses and purposes therein set forth and the said Assistant Trust Officer did also then and there acknowledge that he/she, as custodian of the corporate seal of said banking corporation, did affix the said corporate seal of said banking corporation to said instrument as his/her own free and voluntary act, and as the free and voluntary act of said banking corporation, as Trustee, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 21ST day of MAY, 1993.

OFFICIAL SEAL BENJAMIN D. DOBREI NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES 07/07/94

[Signature] Notary Public BENJAMIN D. DOBREI

235 E. PALATINE ROAD, UNIT #2-1-F PALATINE, ILLINOIS 60067

THIS INSTRUMENT PREPARED BY: MICHAEL J. KALITOWSKI FIRST BANK AND TRUST COMPANY OF ILLINOIS 35 North Brockway Palatine, Illinois 60067

For information only insert street address of above described property.

STATE OF ILLINOIS REAL ESTATE TRANSFER TAX DEPT. OF REVENUE 6.4.501

REAL ESTATE TRANSACTION TAX Cook County 32.25

93436946

7436946

[Handwritten mark]

93022648

# UNOFFICIAL COPY

THE TENANT OF THE UNIT EITHER WAIVED OR FAILED TO EXERCISE HIS OPTION TO PURCHASE THE UNIT OR HAD NO OPTION TO PURCHASE THE UNIT

"GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN."

"THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS

THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN."

COOK COUNTY CLERK'S OFFICE  
JUL 10 2012 10:52 AM

JUL 10 10:52 AM

93436946

Mail to  
**KEITH E. HARRIS, P.C.**  
**ATTORNEYS AT LAW**  
**(708) 991-2200**

One East Northwest Highway, Suite 109  
Palatine Illinois 60067

93436946

93436946