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TRUSTEE'S DEED (Joint Tenancy form)

95623456

DEPT-01 RECORDING 425.50
192222 TRAN 5749 09/15/95 16:26:00
90802 LC *-95-623456
COOK COUNTY RECORDER

The above space for recorder's use only

THIS INDENTURE, made this 13th day of September, 19 95, between PARKWAY BANK AND TRUST COMPANY, an Illinois banking corporation, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said corporation in pursuance of a trust agreement dated the 4th day of April 19 86, and known as Trust Number 7707, party of the first part, and JAMES DURKEE AND ~~XXXXXXXX D.~~ THERESA DURKEE, husband and wife, 233 S. Arlington Heights, Elk Grove Village, IL 60007, not as tenants in common, but as joint tenants, part 1a of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of Ten and 00/100 (\$10.00) dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said part 1a of the second part, not as tenants in common, but as joint tenants, all interest in the following described real estate, situated in Cook County, Illinois, to-wit:

See attached rider for legal description

SUBJECT TO: Covenants, easements and restrictions of record and general real estate taxes after 1993.

Permanent Tax # 03-12-300-168

together with the tenants and appurtenances thereto belonging.

To Have and to Hold the same unto said part 1a of the second part forever, not in tenancy in common, but in joint tenancy.

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, any mechanic lien, and all other liens, notices or claims of record and any and all other statutory lien rights duly perfected (if any there be) 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 Vice-President--Trust Officer and attested by its Assistant Trust Officer, the day and year first above written.

PARKWAY BANK AND TRUST COMPANY

as Trustee as aforesaid.

By [Signature] Trust Officer

Attest [Signature] Assistant Trust Officer

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STATE OF ILLINOIS }
COUNTY OF COOK } SS.

I, the undersigned, A Notary Public in and for said County in the state aforesaid, DO HEREBY CERTIFY, that

Jo Ann Kubinaki

~~Asst. Trust Officer of PARKWAY BANK AND TRUST COMPANY, and~~

~~xxxxxx~~ Marcelona J. Kawczynski

~~xxxxxx~~ Assistant Trust Officer of said Corporation, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Vice-President-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 act, and as the free and voluntary act of said Corporation, for the uses and purposes therein set forth, and the said Asst. Trust Officer, did also then and there acknowledge that she, as custodian of the corporate seal of said Corporation, did affix the said corporate seal of said Corporation to said instrument as her own free and voluntary act and as the free and voluntary act of said Corporation, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 15th day of September 1995

OFFICIAL SEAL
GLORIA WIELGOS
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 10/28/99

Gloria Wielgos
Notary Public



DELIVERERY

NAME JAMES DURKEE
TERESA D. DURKEE
STREET 384 INLAND
CITY WHEELING, IL 60090

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

384 INLAND

WHEELING, IL

THIS INSTRUMENT WAS PREPARED BY:

PARKWAY BANK AND TRUST COMPANY
4800 N. Harlem Avenue, Harwood Heights, IL 60656

Cook County
REAL ESTATE TRANSFER TAX
RECEIVED
STATE SEP 19 1995
147.50

95020456

A.N.T.N.

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
295.00

THAT PART OF LOT 1 IN HENRY GRANDT AND OTHERS SUBDIVISION OF PART OF SECTIONS 12 AND 13, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 29, 1923 AS DOCUMENT NO. 7790590, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 703.51 FEET WEST AND 218.92 FEET NORTH OF THE SOUTHWEST CORNER OF SAID LOT 1, AS MEASURED ALONG THE SOUTH LINE THEREOF AND ALONG A LINE AT RIGHT ANGLES THERETO (THE SOUTH LINE OF SAID LOT 1 HAVING AN ASSUMED BEARING OF DUE EAST-WEST FOR THIS LEGAL DESCRIPTION);

THENCE SOUTH 08 DEGREES 56 MINUTES 00 SECONDS EAST, 53.46 FEET;
THENCE SOUTH 81 DEGREES 04 MINUTES 00 SECONDS WEST, 31.75 FEET; THENCE NORTH 53 DEGREES 56 MINUTES 00 SECONDS WEST, 14.62 FEET; THENCE SOUTH

81 DEGREES 04 MINUTES 00 SECONDS WEST, 4.33 FEET; THENCE NORTH 83 DEGREES 56 MINUTES 00 SECONDS WEST, 14.62 FEET; THENCE NORTH 08 DEGREES 56 MINUTES 00 SECONDS WEST, 22.21 FEET; THENCE SOUTH 81 DEGREES 04 MINUTES 00 SECONDS WEST, 6.00 FEET; THENCE NORTH 08 DEGREES 56 MINUTES 00 SECONDS WEST, 10.58 FEET; THENCE NORTH 81 DEGREES 04 MINUTES 00 SECONDS EAST, 62.72 FEET;

TO THE PLACE OF BEGINNING IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN INSTRUMENT DATED JUNE 9, 1988 AND RECORDED JUNE 10, 1988 AS DOCUMENT NO. 88-253526.

PARCEL 3:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN INSTRUMENT DATED SEPTEMBER 1, 1978 AND RECORDED ON OCTOBER 12, 1978 AS DOCUMENT NO. 24666972.

PARCEL 4:

EASEMENT FOR PARTY WALLS, INGRESS AND EGRESS AS CREATED BY AMENDMENT AND RESTATEMENT OF DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS, PARTY WALLS AND EASEMENTS DATED JUNE 9, 1988 AND RECORDED ON JUNE 10, 1988 AS DOCUMENT NO. 88-253526 AND BY SUPPLEMENTAL DECLARATION TO FIRST AMENDMENT TO AGREEMENT TO PROVIDE PARTY WALL RIGHTS, EASEMENTS, COVENANTS AND RESTRICTIONS DATED DECEMBER 19, 1989 AND RECORDED ON DECEMBER 20, 1989 AS DOCUMENT NO. 89-608946.

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