

UNOFFICIAL COPY

TRUSTEE'S DEED

95674718

FIRST NATIONAL BANK OF NILES

TRUST DIVISION
7100 W. OAKTON STREET
NILES, ILLINOIS 60714

DEPT-01 RECORDING \$23.50
T#0014 TRAN 7796 10/04/95 14:32:00
#3612 + JW *-95-674718
COOK COUNTY RECORDER

50

23 30

THIS INDENTURE, made this 18th day of September, 1995, by and between

FIRST NATIONAL BANK OF NILES

a National Banking Association duly organized and existing under the National Banking Laws, as Trustee under the provisions of a deed or deeds in trust, duly recorded or registered and delivered to said Bank in pursuance of a trust agreement dated the 14th day of March, 1992, and known as Trust Number 758 party of the first part, and T & B Ventures, an Illinois Partnership

Grantee's Address: 901 N. Ashland, Chicago, IL 60622
County of Cook and State of Illinois, parties of the second part.

WITNESSETH, that said part 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 convey and quit claim unto said parties of the second part, the following described real estate, situated in Cook County, Illinois, to-wit:

Lot 16 in Mary L. Wheeler's Subdivision of the Northwest quarter of Outlot of Block 22, in the Canal Trustees Subdivision in the West half of Section 5, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County Illinois

Cook County
REAL ESTATE TRANSACTION TAX
REVENUE
STAMP OCT-2'95
10/11/95
34.50

COOK COUNTY, ILL.
064834
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
OCT-2'95
69.00

95674718
CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE
OCT-2'95
517.50

Subject to: General Real estate taxes for 1994 and subsequent years

Together with the tenements and appurtenances thereunto belonging.

Property Address: 1454 West Walton Street Chicago Illinois 60622

Permanent Real Estate Index No. 17 05 315 021 0000

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TO HAVE AND TO HOLD the same unto said parties of the second part, and to the proper use, benefit and behoof forever 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 given to secure the payment of money, and remaining unreleased as of 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 Assistant Trust Officer and attested by its Vice President, the day and year first above written.

FIRST NATIONAL BANK OF NILES as Trustee as aforesaid

By Kathleen A. Nellesen
ASSISTANT TRUST OFFICER

Attest K. Franklin
VICE PRESIDENT

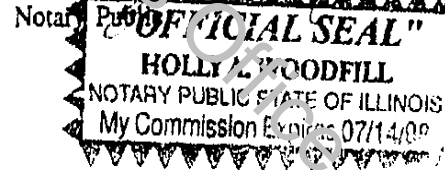
Property of [Faint watermark text]

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 Kathleen A. Nellesen Assistant Trust Officer of FIRST NATIONAL BANK OF NILES and K. Franklin Vice President of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Trust Officer and Vice President, 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 Bank, for the uses and purposes therein set forth; and the said Assistant Trust Officer did also then and here acknowledge that said Vice President, as custodian of the corporate seal of said Bank, did affix the said corporate seal of said Bank to said instrument as said Vice President's own free and voluntary act, and as free and voluntary act of said Bank, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 19th day of September, 1995.

Commission expires _____, 1996



81247956



Mail recorded deed to:

STEVEN A. GROSSMAN, ESQ.
230 W. Monroe St., Suite 1100
Chicago, Illinois 60606

Mail future taxes to:

T & B Ventures
1454 West Walton Street
Chicago Illinois 60622

This instrument was prepared by Howard McKee 7100 West Oakton Niles, Illinois 60714
(Name and Address)