

UNOFFICIAL COPY

TRUSTEE'S DEED
(Joint Tenancy form)

95012663

1-T014

The above space for recorder's use only

THIS INDENTURE, made this 25 day of November, 1994, 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 13 day of January, 1994, and known as Trust Number 10737, party of the first part, and SABA MUBAYED AND MARY ANN MUBAYED, his wife, 6433 W. Dakin, Chicago, Il. 60634

not as tenants in common, but as joint tenants, part 1es 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 part 1es 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 EXHIBIT "A"

6551 W. School-Unit 108B
Chicago, Il.

DEPT-01 RECORDING \$25.50
T#6666 TRAN 3696 01/06/95 16:31:00
#9923 LC #95-012663
COOK COUNTY RECORDER

SUBJECT TO: SEE ATTACHED EXHIBIT "A"

together with the tenants and appurtenances thereunto belonging.

To Have and to Hold the same unto said part 1es 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, any and all other liens, notices or claims of record and any and all other statutory lien right 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 Jo Ann Kubinski, Assistant Trust Officer
Christine Potenzo, Vice President

STATE OF ILLINOIS }
COUNTY OF COOK } SS

the undersigned

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

Jo Ann Kubinski

Asst. Vice-President-Trust Officer of PARKWAY BANK AND TRUST COMPANY, and

Christine Potenzo, Vice Pres.

Assistant Trust Officers of said Corporation, personally known to me to be the same persons whose names are 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 Assistant Trust Officer, did also then and there acknowledge that she, as Vice-President 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.

"OFFICIAL SEAL"
GLORIA WIELGOS
NOTARY PUBLIC, STATE OF ILLINOIS
My Commission Expires 08/23/95

Given under my hand and Notarial Seal this 25 day of November, 1994
Gloria Wielgos
Notary Public

D NAME PATRICK D. PORTO ATTY
F STREET 20 N. CLARK, S. 2300
L CITY CHI IL 60602
V INSTRUCTIONS OR
E
R
Y

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE:

6551 W. School #108B

Chicago, Il.

THIS INSTRUMENT WAS PREPARED BY Gloria Wielgos
PARKWAY BANK AND TRUST COMPANY
4800 N. Harlem Avenue, Harwood Heights, Il. 60656

Handwritten signature/initials

H18545

This space for affixing return and revenue stamps

95012663

Document Number

UNOFFICIAL COPY

Printed on 11/11/2011

Property of Cook County Clerk's Office

00000000

UNOFFICIAL COPY

Unit 108B, and the exclusive right to the use of Parking Space 108B, a Limited Common Element, in Arbor Lane Condominium as Delineated on a Survey of the following described Real Estate:

PARCEL 1:

LOTS 136 TO 140, BOTH INCLUSIVE, LOT 158 AND VACATED ALLEY LYING SOUTH OF AND ADJOINING LOT 158 IN OLIVER L. WATSON'S SECOND BELMONT AVENUE ADDITION, IN SECTION 19, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO, THAT PART OF THE RIGHT OF WAY, 66 FEET WIDE, (CONVEYED TO CHICAGO SUBURBAN RAILWAY COMPANY BY DEED RECORDED IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS ON SEPTEMBER 21, 1882 AS DOCUMENT NO. 421103), WHICH LIES SOUTH OF THE SOUTH LINE PRODUCED WEST, OF W. SCHOOL STREET, SAID LINE BEING ALSO THE NORTH LINE PRODUCED WEST, OF LOT 158 IN OLIVER L. WATSON'S SECOND BELMONT AVENUE ADDITION, IN SECTION 19, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND WHICH LIES NORTH OF THE NORTH LINE OF 2. BELMONT AVENUE, SAID NORTH LINE BEING THE SOUTH LINE, PRODUCED WEST, OF LOTS 131 TO 140, BOTH INCLUSIVE IN OLIVER L. WATSON'S SECOND BELMONT AVENUE ADDITION, EXCEPT THE NORTH 301.56 FEET AND EXCEPT THE WEST 95.00 FEET THEREOF, ALL IN COOK COUNTY, ILLINOIS;

and

PARCEL 2:

THE NORTH 301.56 FEET (EXCEPT THE WEST 95.00 FEET THEREOF) OF THE FOLLOWING DESCRIBED PROPERTY TAKEN AS A SINGLE TRACT OF LAND: LOTS 136 TO 140, BOTH INCLUSIVE, LOT 158 AND VACATED ALLEY LYING SOUTH OF AND ADJOINING LOT 158 IN OLIVER L. WATSON'S SECOND BELMONT AVENUE ADDITION, IN SECTION 19, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO, THAT PART OF THE RIGHT OF WAY, 66 FEET WIDE (CONVEYED TO CHICAGO SUBURBAN RAILWAY COMPANY BY DEED) RECORDED IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS ON SEPTEMBER 21, 1882 AS DOCUMENT NO. 421103), WHICH LIES SOUTH OF THE SOUTH LINE PRODUCED WEST, OF W. SCHOOL STREET, SAID LINE BEING ALSO THE NORTH LINE PRODUCED WEST, OF LOT 158 IN OLIVER L. WATSON'S SECOND BELMONT AVENUE ADDITION, IN SECTION 19, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND WHICH LIES NORTH OF THE NORTH LINE OF W. BELMONT AVENUE, SAID NORTH LINE BEING THE SOUTH LINE, PRODUCED WEST, OF LOTS 131 TO 140, BOTH INCLUSIVE IN OLIVER L. WATSON'S SECOND BELMONT AVENUE ADDITION, AFORESAID, ALL IN COOK COUNTY, ILLINOIS.

95010863

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

which survey is attached as Exhibit "A" to the Declaration of Condominium, made by Parkway Bank and Trust Company as trustee under Trust Agreement dated January 13, 1994 and known as Trust Number 10737, and recorded in the office of the Recorder of Deeds of Cook County, Illinois as Document Number 94697480 together with a percentage of the Common Elements appurtenant to said unit as set forth in said Declaration, as may be amended from time to time, which percentage shall automatically change in accordance with Amended Declarations as same are filed of record pursuant to said Declaration, and together with additional Common Elements as such Amended Declarations are filed of record, in the percentages set forth in such Amended Declarations, which percentages shall automatically be deemed to be conveyed effective on the recording of each such Amended Declaration as though conveyed hereby.

The deed is conveyed on the conditional limitation that the percentage of ownership of said Grantees in the Common Elements shall be divested *pro tanto* and vest in the Grantees of the other Units in accordance with the terms of said Declaration and any Amended Declaration recorded pursuant thereto, and the right of revocation is also hereby reserved to the Grantor herein to accomplish this result. The acceptance of this conveyance by the Grantees shall be deemed an agreement within the contemplation of the Condominium Property Act of the State of Illinois to a shifting of the Common Elements pursuant to said Declaration and to all the other terms of said Declaration, which is hereby incorporated herein by reference thereto, and to all the terms of each Amended Declaration recorded pursuant thereto.

Grantor also hereby grants to Grantees, their heirs and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of the property set forth in the aforementioned Declaration, 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 only to the following: General taxes not yet due and payable; public utility easements; easements, covenants, and restrictions and building lines of record, and as set forth in the Declaration; applicable zoning and building laws or ordinances; all rights, easements, restrictions, conditions and reservations contained in the aforesaid Declaration and reservation by Seller to itself and its successors and assigns of the rights and easements set forth in said Declaration, provisions of Condominium Property Act of Illinois.

- PLN. 13-19-431-001
- 13-19-431-017
- 13-19-431-018
- 13-19-431-019
- 13-19-431-020
- 13-19-431-021
- 13-19-431-028

STATE OF ILLINOIS
 REAL ESTATE TRANSFER TAX
 JAN 06 1995
 10.50

REAL ESTATE TRANSFER TAX
 DEPT. OF REVENUE

9 6 3 6
 REAL ESTATE TRANSFER TAX
 DEPT. OF REVENUE
 JAN 06 1995 828.75

JAN 06 1995
 REAL ESTATE TRANSFER TAX
 52.25

95012663

UNOFFICIAL COPY

Property of Cook County Clerk's Office