

UNOFFICIAL COPY

TRUSTEE'S DEED

OFFICE OF RECORDING \$27.00
 120017 TRAM 3504 06/10/95 14:00:00
 12016 4 111 * 195 - 237754
 COOK COUNTY RECORDER

78512636
 28010869

95237754

THIS INDENTURE, made this 22nd day of March, 1995, between State Bank of Countryside, a banking corporation of Illinois, 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 6th day of July, 1987, and known as Trust No. 87-322, party of the first part, and HARVEY D. SHIMKO and SHARON M. SHIMKO, husband and wife, as joint tenants, of 9823 S. Nottingham, Chicago Ridge, IL parties 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 parties of the second part, HARVEY D. SHIMKO and SHARON M. SHIMKO, husband and wife, the following described real estate, situated in Cook County, Illinois, to - wit:

2700
 D.P.

COOK
 CO. NO. 018
 5 2 3 1 5

See Legal Description Attached.

P.I.N. 27-24-110-027-0000

Commonly known as 15955 Ashford Court, Tinley Park, IL 60477

Subject to easements, covenants, conditions and restrictions of record, if any.
 Subject to general real estate taxes for 1994 and subsequent years.

Together with the tenements and appurtenances thereunto belonging.

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 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 walls, party wall rights and party wall agreements, if any; Zoning and Building Laws and Ordinances; mechanic's lien claims, if any; easements of record, if any; and rights and claims of parties in possession.

Cook County
 REAL ESTATE TRANSACTION TAX
 00 59
 00 00

STATE OF ILLINOIS
 REAL ESTATE TRANSFER TAX
 DEPT OF REVENUE
 130.00

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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 Trust Officer and attested by its Asst. Vice Pres. the day and year first above written.

STATE BANK OF COUNTRYSIDE

as Trustee as aforesaid

By [Signature]
Attest _____

STATE OF ILLINOIS,
COUNTY OF COOK

This instrument prepared by

J. Creaden
6734 Joliet Road
Countryside, IL 60525

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that SUSAN L. JUTZI of State Bank of Countryside and MAUREEN J. BROCKEN of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Trust Officer and Asst. Vice Pres., 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 Asst. Vice Pres. did also there and there acknowledge that said Trust Officer as custodian of the corporate seal of said Bank did affix the said corporate seal of said Bank to said instrument as said Trust Officer's own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal, this 22nd day of March, 1995.

OFFICIAL SEAL
JOAN CREADEN
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXPIRES JAN 29 1998

[Signature]
Notary Public

95237754

D Name Mary Ann Shamba
E
L Street 15955 Ashford Court
I
V City Tinley Park, Ill. 60477
E
R Or:
Y Recorder's Office Box Number

For Information Only
Insert Street and Address of Above
Described Property Here

15955 Ashford Court
Tinley Park, IL 60477

BOX 333-CTI

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PARCEL 1:

THE NORTHEAST 20.98 FEET OF THE SOUTHWEST 110.25 FEET OF A PARCEL OF LAND HEREIN DESIGNATED AS THE "BUILDING PARCEL", BEING THAT PART OF LOT 3 IN ASHFORD MANOR WEST PHASE II, BEING A SUBDIVISION IN THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS; COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 3; THENCE NORTH 89 DEGREES 55 MINUTES 06 SECONDS WEST ALONG THE NORTH LINE OF SAID LOT 3 FOR A DISTANCE OF 69.96 FEET TO THE POINT OF BEGINNING OF SAID "BUILDING PARCEL", THENCE SOUTH 45 DEGREES 06 MINUTES 29 SECONDS EAST 55.39 FEET; THENCE SOUTH 44 DEGREES 53 MINUTES 31 SECONDS WEST 136.56 FEET; THENCE NORTH 45 DEGREES 06 MINUTES 29 SECONDS WEST 63.22 FEET; THENCE NORTH 44 DEGREES 53 MINUTES 31 SECONDS EAST 120.88 FEET TO THE AFORESAID NORTH LINE OF LOT 3; THENCE SOUTH 89 DEGREES 55 MINUTES 06 SECONDS EAST ALONG THE NORTH LINE OF SAID LOT 3 FOR A DISTANCE OF 11.35 FEET TO THE POINT OF BEGINNING OF THE "BUILDING PARCEL", IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR INGRESS AND EGRESS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF COVENANTS AND RESTRICTIONS FOR ASHFORD MANOR WEST PHASE II TOWNHOMES RECORDED AUGUST 24, 1994 AS DOCUMENT 94750715.

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