

UNOFFICIAL COPY

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Lakeside Bank

TRUSTEE'S DEED

THIS INDENTURE, Made this 24th Day of April, 1995,

between Lakeside Bank, an Illinois Banking Corporation, as Trustee, and not personally, under the provisions of a deed or deeds in trust duly recorded and delivered to said Lakeside Bank, in pursuance of a Trust Agreement dated the 6th day of

October 1993, and known as Trust Number 10-1583, party of the first part and Billy X. P. Moy and Maria X. H. Moy, as joint tenants with rights of survivorship,

of 2922 Park Road, Waukau, WI 54401

29-

party 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 consideration in hand paid, does hereby grant, sell, convey and quit claim unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to wit:

Legal description attached hereto as Exhibit A and made a part hereof. Subject to: the Permitted Exceptions set forth in Exhibit B attached hereto and made a part hereof.

COOK CO. NO. 016 063226



STATE OF ILLINOIS REAL ESTATE TRANSFER TAX

DEPT. OF REVENUE 235.00

Cook County REAL ESTATE TRANSACTION TAX

REVENUE STAMP MAY 1995 11750

Subject to: Usual Covenants, Conditions and Restrictions of record,

together with the tenements and appurtenances thereunto belonging.

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

Property Address: 2156-B South China Place, Chicago IL 60616

Permanent Index Number: 17-21-433-014-0000

BOX 333-CTI

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This deed is executed by party of the first part 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 any trust deeds, mortgages, and any other liens, restrictions and covenants of record, if any, in said county.

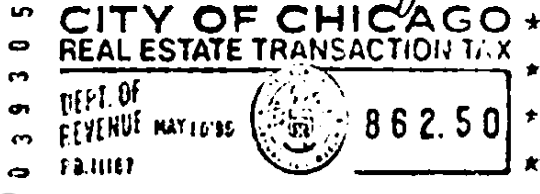
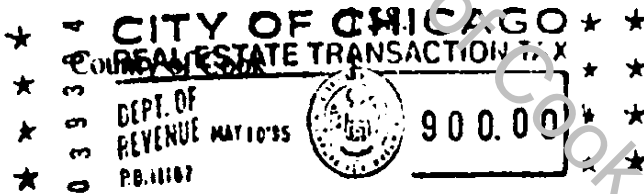
IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Vice-President and Trust Officer and attested by its Assistant Secretary, the day and year first above written.

This instrument was prepared by the
Land Trust Department of Lakeside Bank
55 W. Wacker Drive
Chicago, Illinois 60601-1699

Lakeside Bank
As Trustee aforesaid
By Vincent J. Tolve
~~XXXXXXXXXXXX~~ Trust Officer

Attest Eva Ayala
Assistant Secretary

State of Illinois



I, An Undersigned, a NOTARY PUBLIC in and for said County in the State aforesaid DO HEREBY CERTIFY that Vincent J. Tolve ~~XXXXXXXXXXXX~~ Trust Officer of Lakeside Bank and Eva Ayala Assistant Secretary of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Officers, 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 Secretary did also then and there acknowledge that She as custodian of the corporate seal of said bank, did affix the said corporate seal of said Bank to said instruments as her 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 24th Day of April, 1995.



Mary C. Adler
NOTARY PUBLIC

MAIL TO: PHILIP CHOW
2300 S. WEAVER ST
CHICAGO IL 60616

TAX BILLS TO: BILLY YING FOK MOY
2156 B S. CHINA PLACE
CHICAGO IL 60616

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1995.09.11

EXHIBIT B

PERMITTED EXCEPTIONS

IF ANY, (1) general real estate taxes not due and payable at the time of Closing; (2) the Declaration, Articles and By-Laws of the Jade Garden Master Homeowners' Association, including all amendments and exhibits thereto; (3) applicable zoning and building laws and ordinances including Planned Unit Development; (4) Purchaser's mortgage and any other acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; (5) easements, agreements, conditions, covenants and restrictions of record, if any, including covenants limiting the rights of owners of the land to contest valuation of the real estate as described in Paragraph (2) of that certain Jade Garden Residential Unit Building Construction Contract and Purchase Agreement dated April 4, 1995 executed by Billy Ying Fook Moy & Maria Yook Hung Moy, and any amendments or addenda thereto (the "Purchase Agreement"); (6) leases, licenses and easements affecting the Common Area; (7) party wall agreements; (8) the lien of additional taxes which may be assessed by reason of the construction of new or additional improvements on the Property; (9) other matters as shown in Exhibit G of the Purchase Agreement; (10) liens and other matters of title over which Chicago Title Insurance Company is willing to insure without cost to Purchaser; and (11) Jade Garden Master Homeowners' Association formed for Adjacent Community Areas for the common benefit of all Associations and Owners.

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County Clerk's Office

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EXHIBIT A

PARCEL 1:

LOT 14 IN JADE GARDEN UNIT 1, BEING A RESUBDIVISION OF PART OF BLOCKS 41 AND 43 AND VACATED STREETS AND ALLEYS LYING WITHIN AND ADJOINING SAID BLOCKS IN CANAL TRUSTEES' NEW SUBDIVISION OF BLOCKS IN THE EAST FRACTION OF THE SOUTHEAST FRACTIONAL 1/4 SECTION 21, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 29, 1993, AS DOCUMENT NUMBER 93593212, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR ACCESS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS FOR THE JADE GARDEN MASTER ASSOCIATION DATED MAY 17, 1993 AND RECORDED OCTOBER 14, 1994 AS DOCUMENT 94884011 OVER THE LAND DESCRIBED THEREIN AND BY DEED RECORDED AS DOCUMENT NO. 95309711.

Commonly known as: 2156-B South China Place, Chicago IL 60616

P.I.N.: 17-21-433-014-0000

Office of Cook County Clerk's Office

95309711



UNOFFICIAL COPY MAP SYSTEM

CHANGE OF INFORMATION FORM

INFORMATION TO BE CHANGED

Use this form for name/address desired on real property tax record of Cook County Illinois. It is also to acquire PROPERTY ADDRESSES for each PIN in our records.

Such changes must be kept within the space limitations shown. Do Not use punctuation. Allow one space between names and initials, numbers and street names, and unit or apt numbers. PLEASE PRINT IN CAPITAL LETTERS WITH BLACK PEN ONLY! This is a SCANNABLE DOCUMENT - DO NOT XEROX THE BLANK FORM. All completed ORIGINAL forms must be returned to your supervisor or Jim Davenport each day.

If a TRUST number is involved, it must be put with the NAME. Leave a space between the name and the trust number. A single last name is adequate if you don't have enough room for the full name. Property index numbers MUST be included on every form.

PIN:

17 - 27 - 433 - 018 -

NAME

FILLY Y FAYOY

MAILING ADDRESS:

STREET NUMBER STREET NAME = APT or UNIT

2156B S CHINA PLACE

CITY

CHICAGO

STATE:

IL

ZIP:

60616 -

PROPERTY ADDRESS:

STREET NUMBER STREET NAME = APT or UNIT

2156B S CHINA PLACE

CITY

CHICAGO

STATE:

IL

ZIP:

60616 -

95309711

FILES: MAY 10 1995
COOK COUNTY TREASURER