

UNOFFICIAL COPY

TRUSTEE'S DEED

96474356

96035187
76-16-5852
1 cup

DEPT-01 RECORDING \$25.00
T#0012 TRAN 1017 06/20/96 10:37:00
#0481 # CG *-96-474356
COOK COUNTY RECORDER

Joint Tenancy

The above space for recorder's use only

THIS INDENTURE, made this 7th day of June, 1996, between FIRST UNITED BANK, an Illinois banking association duly authorized to accept and execute trusts within the State of Illinois, not personally but as Trustee under the provisions of a deed or deeds in trust duly recorded and delivered to said Illinois banking association in pursuance of a certain Trust Agreement, dated the 6th day of February, 1995, and known as Trust Number 1711, party of the first part, and Paul J. Kraft, single and never married and Mona R. Patel, single and never married, as joint tenants Kraft parties of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of \$10.00 Ten and No/100 - - - - - Dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey into said parties of the second part, not in tenancy in common, but in joint tenancy, the following described real estate, situated in Cook County, Illinois, to-wit:

See Attached Exhibit "A"

Permanent Index No.: 27-23-100-010-0000 Affects PIQ & OP

Common Address: 16060-3A Crystal Creek Drive, Orland Park, IL 60462

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
JUN 21 1996
DEPT. OF REVENUE
115.50

COOK COUNTY CLERK'S OFFICE
RECORDED
JUN 21 1996

2500
22W

96474356

together with the tenements and appurtenances therunto belonging.

TO HAVE AND TO HOLD the same unto said parties of the second part, forever, not in tenancy in common, but in joint tenancy.

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 therunto enabling. This deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

BOX 333-CTI

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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 duly authorized officers, the day and year first above written.

FIRST UNITED BANK as Trustee, as aforesaid, and not personally,

By W. Anthony Kopp
Title: W. Anthony Kopp, Sr. Vice President

Attest Robert J. Kennedy
Title: Robert J. Kennedy, Vice President

STATE OF ILLINOIS,
COUNTY OF Cook SS.

This instrument prepared by:

Rose Sharples
FIRST UNITED BANK
7626 W. Lincoln Highway
Frankfort, Il. 60423

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the persons whose names are subscribed in this deed are personally known to me to be duly authorized officers of the FIRST UNITED BANK and that they appeared before me this day in person and severally acknowledged that they signed and delivered this deed in writing as duly authorized officers of said corporation and caused the corporate seal to be affixed thereto pursuant to authority given by the Board of Directors of said corporation as their 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 official seal, this 7th day of June, 19 96.

Commission expires March 14, 19 98.

~~~~~  
"OFFICIAL SEAL"  
Rosella Sharples  
Notary Public, State of Illinois  
My Commission Expires 03/14/98  
~~~~~

Rosella Sharples
Notary Public

96474356
DELIVERY

NAME
STREET **REGAN DEVELOPMENT, INC.
15900 S. WOLF ROAD, SUITE 202
ORLAND PARK, IL 60462**
CITY
INSTRUCTIONS OR
RECORDER'S OFFICE BOX NUMBER _____

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

16069-2A Crystal Creek Drive

Orland Park, IL 60462

6/7/96
Cook County
NOTARY PUBLIC
RECEIVED
JUN 11 1996
STATE TRANSACTION TAX

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Exhibit "A"

UNIT 16050-3A IN CRYSTAL CREEK CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:
CERTAIN LOTS IN CRYSTAL CREEK CONDOMINIUMS, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 23 TOWNSHIP 36 NORTH RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 94830869, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

EASEMENT FOR INGRESS AND EGRESS IN FAVOR OF PARCEL 1 FOR USE OF A PRIVATE DRIVE KNOWN AS CRYSTAL CREEK DRIVE, AS SHOWN ON THE PLAT OF SUBDIVISION RECORDED AS DOCUMENT 94143038.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID, 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 TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATION CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

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