

UNOFFICIAL COPY

TRUSTEE'S DEED

96646770

THIS INDENTURE, dated AUGUST 2, 1996 between AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a National 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 Bank in pursuance of a certain Trust Agreement dated DECEMBER 23, 1984 known as Trust Number 518297 part of the first part, and

(Reserved for Recorders Use Only)

LEONARD PHILLIPS AND MATTIE PHILLIPS AS JOINT TENANTS WITH THE RIGHTS OF SURVIVORSHIP, 1861 S. KILDARE, CHICAGO, IL. 60623 of the second part. WITNESSETH, that said party of the first part, in consideration of the sum of TEN (\$10.00) Dollars and other good and valuable consideration in hand paid, does hereby convey and QUIT-CLAIM unto said party/parties of the second part, the following described real estate, situated in COOK County, Illinois, to-wit:

SEE ATTACHED LEGAL DESCRIPTION

Commonly Known As 1801 S. KILDARE, CHICAGO, IL. 60623
Property Index Number 16-22-410-0000 (11-0000)

together with the tenements and appurtenances thereto belonging.

TO HAVE AND TO HOLD, the same unto said party 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. This deed is not subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered 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 one of its officers, the day and year first above written.

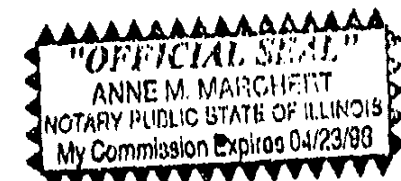
JY American National Bank and Trust Company of Chicago as successor to NBD Bank as Trustee, as aforesaid, and not personally.

Prepared By:
American National Bank & Trust Company
of Chicago

By: Gregory S. Kasprzyk
Assistant Vice President

STATE OF ILLINOIS) I, the undersigned, a Notary Public in and for said County and State, do hereby certify
COUNTY OF COOK) Gregory S. Kasprzyk an officer of American National Bank and Trust Company of Chicago
personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day
in person and acknowledged that said officer of said association signed and delivered this instrument as a free and voluntary act, for
the uses and purposes therein set forth.
GIVEN under my hand and seal, dated AUGUST 15, 1996

MAIL TO: Leonard & Mattie Phillips
1801 S. Kildare
Chicago, IL 60623



EV 331713 142

TICOR TITLE INSURANCE

96646770

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

The North 43 feet of the East 57 feet of the following described real estate taken as a single tract: Lots 2,3,4,5,13,14 and 15 in the W.A. Jamies subdivision of Lot 4 (except the West 243.5 feet) in Executorsubdivision of Lot 3 in Partition of the South East 1/4 of Section 22, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

End of Commitment Schedule A

Exempt under provisions of Paragraph e,
Section 3, City of Chicago Municipal Code
3-33-070, Real Estate Transfer Ordinance.

Exempt under Real Estate Transfer Act Sec. 4
Para. e

Date

8-16-96

Sign.

Arthur J. Asayent

96646770

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

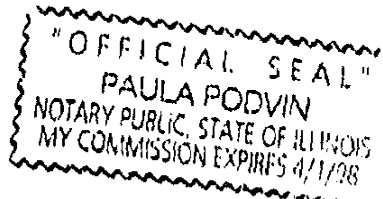
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, An Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State Of Illinois.

DATED 8-16, 1996

SIGNATURE: Marone
Grantor or Agent

Subscribed and sworn to before me by the said undersigned this 16th day of August, 1996



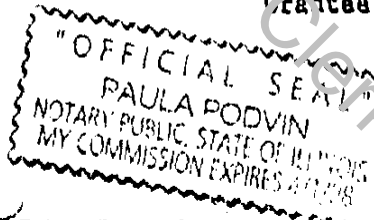
NOTARY PUBLIC Paula Podvin

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State Of Illinois.

Dated 8-16, 1996

SIGNATURE: Marone
Grantee or Agent

Subscribed and sworn to before me by the said undersigned this 16th day of August, 1996
Notary Public Paula Podvin



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

96646770

UNOFFICIAL COPY

Property of Cook County Clerk's Office