183

TRUSTEE'S DEED

DEPT-01 RECORDING $27.00
T#0012 TRAN 1951 09/09/96 14:47:00
#7249 # CG *-96-686987
COOK COUNTY RECORDER

96686987

THIS INDENTURE, made this 22nd day of July, 1996, 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 31st day of March, 1995, and known as Trust No. 95-1561, party of the first part, and MARK R. HOWARD, AN UNMARRIED PERSON OF 2265 S. EDSON, LOMBARD, IL 60148, parties of the second part. Witnesseth, that said party of the first part, in consideration of the sum of TEN ($10.00) AND 00/100 dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said parties of the second part, MARK R. HOWARD, AFORESAID, the following described real estate, situated in Cook County, Illinois, to - wit:

SEE ATTACHED FOR LEGAL DESCRIPTION

P.I.N. 17-05-101-052-0000 and 17-05-101-033-0000 (affects this and other properties)

COMMONLY KNOWN AS 1540 N. GREENVIEW, UNIT 1, CHICAGO, IL

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.

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 AVP/Trust Officer and attested by its Asst. Vice President the day and year first above written.

96686987

BOX 333-CTI

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
SEP 6'96 DEPT OF REVENUE 152.00
P.O.10606

Cook County
REAL ESTATE TRANSACTION TAX
REVENUE STAMP SEP-6'96 178.00
P.O.11027

96685987

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE SEP-6'96 570.00
P.O.11107

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE SEP-6'96 570.00
P.O.11107

STATE BANK OF COUNTRYSIDE
as Trustee as aforesaid

By _____

Attest _____

STATE OF ILLINOIS,
COUNTY OF COOK

This instrument prepared by:

Joan M. Creadon
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 ANDREW SOUCEK of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such AVP/Trust Officer and AVP, 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 then and there acknowledge that said AVP/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 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 July, 1996.

OFFICIAL SEAL
LINDA J DILLON
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXP. APR. 21,1997

Notary Public

DELIVERY

Name
Mark Howard
Street
2265 S. Edson
City
Lombard Il. 60148
Or:
Recorder's Office Box Number

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

1540 W. Greenview Unit I
Chicago, IL 60622

96669987

PARCEL 1

PARCEL 1:

THE NORTH 16.17 FEET OF THE SOUTH 35.35 FEET (EXCEPT THE WEST 63.0 FEET) OF LOTS 21, 22, 23, 24 AND 25, TAKEN AS A SINGLE TRACT, IN JOHN F. STARR'S SUBDIVISION OF THE NORTHEAST 1/4 OF BLOCK 5 IN CANAL TRUSTEES' SUBDIVISION OF THE WEST 1/2 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THAT PART OF SAID LOT 24, LYING EASTERLY OF A LINE DRAWN FROM A POINT ON THE NORTH LINE OF SAID LOT 24, SAID POINT BEING 6.65 FEET WEST OF THE NORTHEAST CORNER THEREOF TO A POINT ON THE EAST LINE OF SAID LOT 24: SAID POINT BEING 10.00 FEET NORTH OF THE SOUTHEAST CORNER THEREOF; ALSO EXCEPTING THAT PART OF SAID LOT 25, LYING EASTERLY OF A LINE DRAWN FROM A POINT ON THE NORTH LINE OF SAID LOT 25, SAID POINT BEING 18.0 FEET WEST OF NORTHEAST CORNER THEREOF AND RUNNING SOUTHEASTERLY TO A POINT ON THE SOUTH LINE OF SAID LOT 25, SAID POINT BEING 6.65 FEET WEST OF THE SOUTHEAST CORNER THEREOF, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1, AFORESAID, OVER, ACROSS AND UPON THE PRIVATE DRIVEWAY AREA AS SET FORTH IN AND DELINEATED ON SURVEY ATTACHED TO DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, PARTY WALL RIGHTS AND MAINTENANCE FOR RENAISSANCE MEWS ROW HOUSES RECORDED AS DOCUMENT NUMBER 96318379.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TOT HE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, PARTY WALL RIGHTS AND MAINTENANCE FOR RENAISSANCE MEWS ROW HOUSES RECORDED AS DOCUMENT 96318379 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 RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

96688987