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96854649

DEPT-01 RECORDING \$25.00
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34418 \$ CG *-96-854649
COOK COUNTY RECORDER

This deed drafted by:
Alan O. Amos
Alan O. Amos & Associates, P.C.
Suite 5200
3 First National Plaza
Chicago, IL 60602

TRUSTEE'S DEED

This indenture, made September 30, 1996 between LaSalle National Trust, N.A., a national banking association, as Trustee under the provisions of a Deed in Trust duly recorded and delivered to said Trustee in pursuance to a Trust Agreement dated August 1, 1994 and known as Trust Number 118678 ("Trustee") and John F. Flanagan and Patti M. Flanagan, husband and wife, ~~not as joint tenants or tenants in common, but as tenants by the entirety~~ ("Grantee") whose address is: 405 N. Wabash Avenue, Chicago, Illinois.

Witnesseth, that the Trustee, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto the Grantee, the following described real estate, situated in the City of Chicago, Cook County, Illinois to wit:

Parcel 1 Unit 3907 in the River Plaza Condominium as delineated on a survey of the following described real estate: Lots 3, 5, 8, 15, 16, 17, 19, 20, 22, 31 to 39, both inclusive, 41, and 44 to 48, both inclusive, in River Plaza Resubdivision of Land, Property and Space of Lots 1 to 12 and vacated alley in Block 5 in Kizzie's Addn to Chicago in the Northwest 1/4 of Section 10, Township 39 North, Range 14, East of the Third Principal Meridian in Cook County, Illinois, which survey is attached as Exhibit "B" to the Declaration of Condominium recorded as Document Number 94758753 together with its undivided percentage interest in the common elements.

Parcel 2 Easement for the benefit of Parcel 1 for ingress, egress, use and enjoyment of the property as set forth in the River Plaza Declaration of Covenants, Conditions, Restrictions, and Easements recorded as Document Number 94758750.

Trustee also hereby grants to the Grantee, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said real estate set forth in the Declaration of Condominium, aforesaid, and Trustee 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.

BOX 333-CTI

75-14 417/DB Ruffel

2500

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2 5 7 0 1 1
2007
CO. NO. 218
PB. 10696

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX

NOV-7'98 DEPT. OF REVENUE

123.50

1 7
1 2
1 5
1 6
1 9
1 2

Cook County
REAL ESTATE TRANSACTION TAX

REVENUE
STAMP NOV-7'98
P.B. 11427

61.75

★ 1 5 1
★ REAL ESTATE TRANSACTION TAX ★
★ DEPT. OF REVENUE NOV-7'98 ★
★ P.B. 11197 ★

926.25

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