

TRUSTEE'S DEED

UNOFFICIAL COPY

96034958

THIS INDENTURE, made this 27TH day of DECEMBER 1995 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 the 15TH DAY OF OCTOBER, 1993 known as Trust Number 117548-01 party of the first part, and

DEPT-01 RECORDING
T#0012 TRAN 8691 01/12/96 15:04
#5602 = CG *-96-0349
COOK COUNTY RECORDER

2500

JOSEPH A. DEMIY AND PATRICIA M. MESSITT, NOT AS TENANTS IN COMMON, OR IN JOINT TENANCY, BUT AS TENANTS BY THE ENTIRETIES, 2244 N. RACINE, CHICAGO, IL *husband and wife

(Reserved for Recorder's Use Only)

party/parties of the second part. WITNESSETH, that said party of the first part, in consideration of the sum of TEN AND NO/100 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 2244 N. RACINE

Property Index Number

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, 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 made 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.



AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO as Trustee, as aforesaid, and not personally.

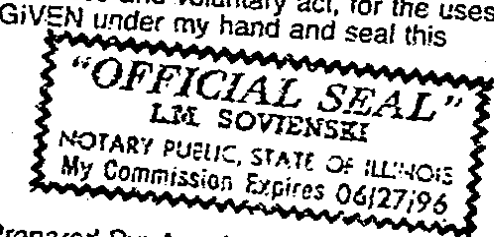
By ANITA M. LUTKUS, TRUST OFFICER

STATE OF ILLINOIS COUNTY OF COOK

) I, L. M. SOVIENSKI

) said County, in the State aforesaid, do hereby certify ANITA M. LUTKUS, a Notary Public in and for

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.



27TH day of DECEMBER 1995

L.M. Sovieniski NOTARY PUBLIC

Prepared By: American National Bank & Trust Company of Chicago

ANITA M. LUTKUS

MAIL TO: Dept. 1518 20, N. Wacker 2W CHICAGO IL 60606

BOX 333-CTT

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Property of Cook County Clerk's Office

* 0 4 5 0 1 6 *
 * DEPT. OF *
 * REVENUE JAN12'96 *
 * 28.1197 *
 * 999.00 *
 * CITY OF CHICAGO *
 * REAL ESTATE TRANSACTION TAX *

* 0 4 5 0 1 4 *
 * DEPT. OF *
 * REVENUE JAN12'96 *
 * 28.1197 *
 * 999.00 *
 * CITY OF CHICAGO *
 * REAL ESTATE TRANSACTION TAX *

* 0 4 5 0 1 3 *
 * DEPT. OF *
 * REVENUE JAN12'96 *
 * 28.1197 *
 * 640.50 *
 * CITY OF CHICAGO *
 * REAL ESTATE TRANSACTION TAX *

1 0 5 5 4
 COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 REVENUE STAMP JAN 17 96
 242.50

STATE OF ILLINOIS
 REAL ESTATE TRANSFER TAX
 DEPT. OF REVENUE
 JAN 12 96
 485.00

2 4 7 0 5 2
 COOK COUNTY, ILL.

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STREET ADDRESS: 2244 N. RACINE UNIT B
CITY: CHICAGO COUNTY: COOK
TAX NUMBER: 14-32-113-029-0000

LEGAL DESCRIPTION:

PARCEL 1: THE EAST 46.89 FEET OF THE NORTH 34.08 FEET; AND THE WEST 20.65 FEET OF THE SOUTH 18.63 FEET OF THE NORTH 35.04; AND THE WEST 29.65 FEET OF THE SOUTH 18.63 FEET OF THE NORTH 35.04 FEET; ALL IN THE FOLLOWING DESCRIBED LAND (CALLED "TRACT"):

LOT 7 (EXCEPT THE NORTH 2 FEET THEREOF) AND ALL OF LOTS 8 AND 9 IN BLOCK 8 IN GEORGE WARD'S SUBDIVISION OF BLOCK 12 IN SHEFFIELD'S ADDITION TO CHICAGO IN SECTION 32, TOWNSHIP 40 NORTH RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

(COMMONLY KNOWN AS UNIT B, 2244 NORTH RACINE)

PARCEL 2: EASEMENTS FOR THE BENEFIT OF PARCEL 1 AFORESAID, AS CREATED BY THE GRANT AND RESERVATION OF EASEMENT DATED DECEMBER 27, 1995 AND RECORDED DECEMBER 27, 1995 AS DOCUMENT 95898512, FOR INGRESS AND EGRESS OVER THE FOLLOWING DESCRIBED PARCELS:

A-1: THE SOUTH 5.24 FEET OF THE NORTH 36.7 FEET OF THE EAST 46.89 FEET OF THE T TRACT;
A-2: THE SOUTH 5.24 FEET OF THE NORTH 36.7 FEET OF THE WEST 44.11 FEET OF THE EAST 91.0 FEET (LYING BETWEEN ELEVATIONS +16.00 AND +24.00 PER CHICAGO CITY DATUM) OF THE TRACT;
B: THE SOUTH 5.66 FEET OF THE NORTH 37.37 FEET EXCEPT THE EAST 91.0 FEET OF THE TRACT;
C: THE EAST 4.0 OF THE WEST 20.65 FEET OF THE SOUTH 18.64 FEET OF THE NORTH 53.66 FEET, EXCEPT THE NORTH 2.33 FEET THEREOF;
D: THE EAST 4.0 FEET OF THE WEST 20.65 FEET OF THE SOUTH 18.63 FEET OF THE NORTH 35.04 FEET EXCEPT THE SOUTH 3.33 FEET OF THE TRACT; AND
E: THE SOUTH 4.0 FEET OF THE NORTH 35.87 FEET OF THE WEST 17.5 FEET OF THE EAST 108.5 FEET; ALSO THE WEST 4.0 FEET OF THE EAST 108.5 FEET (EXCEPT THE SOUTH 4.0 FEET AND EXCEPT THE NORTH 35.83 FEET), ALL LYING ABOVE ELEVATION +17.00; ALSO THE SOUTH 4.0 FEET OF THE EAST 108.50 FEET OF THE TRACT.

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