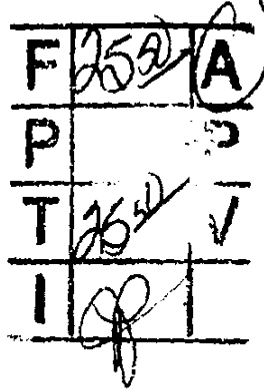


UNOFFICIAL COPY

TRUSTEE'S DEED

96136842

THIS INDENTURE, made this 21st. day of February 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 the 18th. day of December, 1969 known as Trust Number 6088 party of the first part, and



DEPT-01 RECORDING \$25.50
 T37777 TRAN 7449 02/22/96 10:20:00
 #0118 = SK *-93-136842
 COOK COUNTY RECORDER

(Reserved for Recorders Use Only)

Walter W. Werner and Carol M. Werner, his wife, as joint tenants with right of survivorship and not as tenants in common, 6922 N. Lehigh, Chicago, Illinois 60646

party/parties of the second part.
 WITNESSETH, that said party of the first part, in consideration of the sum of ---Ten and no/100 (\$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 6922 N. Lehigh, Chicago, Illinois 60646

Property Index Number 10-32-212-039 640
 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,

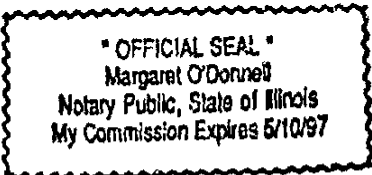
By [Signature]
 Second Vice President

* as successor trustee to First Chicago Trust Company of Illinois

STATE OF ILLINOIS) I, Margaret O'Donnell, a Notary Public in and for
 COUNTY OF COOK) said County, in the State aforesaid, do hereby certify Dennis John Carrara

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.

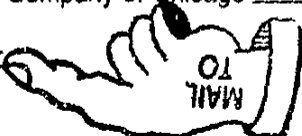
GIVEN under my hand and seal this 21st. day of February 1996



[Signature]
 NOTARY PUBLIC

Prepared By: American National Bank & Trust Company of Chicago Dennis John Carrara

MAIL TO: WALTER WERNER
6922 N. LEHIGH AVE
CHICAGO, ILL. 60646



UNOFFICIAL COPY

Property of Cook County Clerk's Office

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LEGAL DESCRIPTION

Lot 364 (except the Northwesterly 6 feet thereof) and Lot 365 in Elmore's Wildwood, being a subdivision of that part of the Northerly 80 acres of the Northeasterly half of Caldwell's Reservation, being a tract of land in Township 40 and 41 North, Range 13, East of the Third Principal Meridian, which lies Westerly of the right of way of the Chicago, Milwaukee and St. Paul Railway Company in Cook County, Illinois.

6922 North Lehigh, Chicago, Illinois 60646

Property of Cook County Clerk's Office

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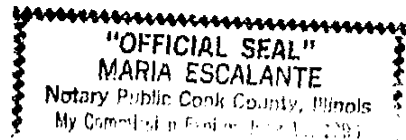
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STATEMENT BY GRANTOR AND GRANTEE

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 2-23, 1996 Signature: [Signature]
Grantor or Agent

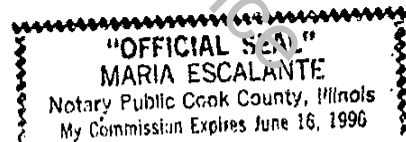
Subscribed and sworn to before
me by the said [Signature]
this 23 day of February, 1996
Notary Public [Signature]



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 title to real estate under the laws of the State of Illinois.

Dated 2-22, 1996 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before
me by the said [Signature]
this 22 day of February, 1996
Notary Public [Signature]



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.)

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