

UNOFFICIAL COPY

96214913

TRUSTEE'S DEED

2005769MTC LaSalle 1

THIS INDENTURE, dated MARCH 13 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 APRIL 1, 1994

known as Trust Number PV-012365* party of the first part, and CHARLES J. DEMPSEY AND STACY R. DEMPSEY,

HUSBAND AND WIFE,

NOT AS TENANTS IN COMMON, OR JOINT TENANTS, BUT TENANTS BY THE ENTIRETY.

1841 NORTH HALSTED, CHICAGO, ILLINOIS

party parties 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 1807-11 NORTH ORLEANS UNIT 3N, CHICAGO, ILLINOIS 60657

Property Index Number 14-33-407-023

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, ITS SUCCESSOR TO FIRST CHICAGO TRUST COMPANY OF ILLINOIS.

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

By: GREGORY S. KASPRZYK, SECOND VICE PRESIDENT

STATE OF ILLINOIS
COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County and State, do hereby certify 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.

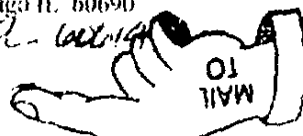
GIVEN under my hand and seal, dated March 18, 1996

Randolph R. Hawkins
RANDOLPH R. HAWKINS, NOTARY PUBLIC

"OFFICIAL SEAL"
RANDOLPH R. HAWKINS
Notary Public, State of Illinois
My Commission Expires 12/31/99

Prepared By: American National Bank & Trust Company of Chicago 33 North LaSalle St., Chicago IL 60690

MAIL TO: James F. Kane, 2038 N. Michigan St., Chgo. IL 60640



DEPT-01 RECORDING \$23.50
T0011 TRAN 0865 03/20/96 15:46:00
#5591 # RV *-96-214913
COOK COUNTY RECORDER

(Reserved for Recorders Use Only)

23⁵⁰

96214913

UNOFFICIAL COPY

Property of Cook County Clerk's Office

STATE OF ILLINOIS
OFFICE OF REVENUE
PROPERTY TAX
4/1/2015

COOK COUNTY
ESTATE TAX
MANUALLY

3326.25

488

96214913

UNOFFICIAL COPY

LEGAL DESCRIPTION RIDER FOR DEED

PARCEL 1: UNIT 3N IN THE 1807-11 N. ORLEANS STREET CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE NORTH 1/2 OF LOTS 67, 68, 69, 70 AND 71 IN WARD'S SUBDIVISION OF BLOCK 44 IN CANAL TRUSTEES' SUBDIVISION OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 95895091, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT TO USE PARKING SPACE P-3N AND STORAGE SPACE S-3N, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 95895091.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID, 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.

THIS DEED IS FURTHER SUBJECT TO (1) GENERAL REAL ESTATE TAXES NOT DUE AND PAYABLE AT THE TIME OF CLOSING; (2) APPLICABLE ZONING, BUILDING LAWS AND ORDINANCES; (3) THE LIMITATIONS AND CONDITIONS IMPOSED BY THE MUNICIPAL CODE OF CHICAGO; (4) CONDOMINIUM DOCUMENTS INCLUDING ALL AMENDMENTS AND EXHIBITS THERETO; (5) COVENANTS, CONDITIONS, DECLARATIONS, RESTRICTIONS AND BUILDING LINES OF RECORD; (6) ACTS DONE OR SUFFERED BY PURCHASER OR ANYONE CLAIMING BY, THROUGH OR UNDER PURCHASER; (7) PUBLIC UTILITY EASEMENTS; (8) INSTALIMENTS DUE AFTER CLOSING FOR ASSESSMENTS LEVIED PURSUANT TO THE DECLARATION; AND (9) PRIVATE EASEMENTS.

GRANTOR CERTIFIES THAT NO NOTICE OF INTENT AS REQUIRED BY SECTION 30 OF THE ILLINOIS CONDOMINIUM PROPERTY ACT WAS SERVED AS THERE WERE NO TENANTS OF THE PARCEL AT THE TIME THE CONVERSION PROCESS COMMENCED.

PIN: 14-33-407-023

COMMONLY KNOWN AS: 1807-11 N. ORLEANS ST., #3N, CHICAGO, IL 60614

06214913

UNOFFICIAL COPY

MAIL to:

JAMES P HANE, JR
2038 N. MOHAWK
CHICAGO, IL. 60614

Property of Cook County Clerk's Office

5621913