

# UNOFFICIAL COPY

96334030

Property Address:  
710 Creekside, Unit 408A  
Mount Prospect, IL 60056

DEPT-01 RECORDING \$25.00  
TRAN 1380 05/02/96 10:44:00  
CG \*-96-334030  
COOK COUNTY RECORDER

## TRUSTEE'S DEED (Tenancy by the Entirety)

96024736-10-76 00 657 J

This Indenture, made this 25TH day of April, 1996,  
between Parkway Bank and Trust Company, an Illinois Banking Corporation, as  
Trustee under the provisions of a deed or deeds in trust, duly recorded and  
delivered to said corporation in pursuance of a trust agreement dated 7-8-94 and  
known as Trust Number 10871, as party of the first part, and  
ANNA HELMER and FABIAN HELMER as husband and wife, not as joint tenants,  
not as tenants in common, but as tenants by the entirety as party(ies) of the second  
part.

25  
OK

(Survivorship is intended.)

WITNESSETH, that said party of the first part, in consideration of the sum of Ten  
Dollars (\$10.00) and other good and valuable consideration in hand paid, does  
hereby grant sell and convey unto the said party(ies) of the second part, not as joint  
tenants, not as tenants in common, but as tenants by the entirety, all interest in the  
following described real estate situated in Cook County, Illinois, to wit:

See Exhibit A for Legal Description and PIN

together with the tenements and appurtenances thereunto belonging.

This deed is executed pursuant to the power granted by the terms of the deed(s) in  
trust and the trust agreement and is subject to liens, notices, encumbrances of  
record and additional conditions, if any, on the reverse side hereof.

DATED: 25TH day of April, 1996.

Parkway Bank and Trust Company,  
as Trust Number 10871

By *Diane Y. Pezzyński*  
Diane Y. Pezzyński  
Vice President & Trust Officer

Attest: *Jo Ann Kubinski* (SEAL)  
Jo Ann Kubinski  
Assistant Trust Officer

APR 30 1996  
12708 59100

96334030

COOK COUNTY, ILL. 1966  
 STATE OF ILLINOIS  
 DEPT. OF REVENUE  
 APR 25 1966  
 REAL ESTATE TRANSFER TAX  
 197.00  
 REVENUE  
 APR 25 1966  
 COOK COUNTY  
 REAL ESTATE TRANSACTION TAX  
 STAMP  
 APR 25 1966  
 98.50

Property of Cook County Clerk's Office

**Box 333-CTI**

Address of Property  
 710 Creekside, Unit 408A  
 Mount Prospect, IL 60056

MAIL TO:  
 ANNA HELMER and FABIAN HELMER  
 710 Creekside, Unit 408A  
 Mount Prospect, IL 60056

This instrument was prepared by: Diane Y. Peszynski  
 4800 N. Harlem Avenue  
 Harwood Heights, Illinois 60656

*[Signature]*  
 Notary Public

1966  
 VILGINIA M. STORNIOLO  
 NOTARY PUBLIC, STATE OF ILLINOIS  
 My Commission Expires 02/20/98  
**OFFICIAL SEAL**

Given under my hand and notary seal, this 25TH day of April

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Diane Y. Peszynski, Vice President & Trust Officer and Jo Ann Kubinski, Assistant Trust Officer personally known to me to be the same persons whose names are subscribed to the foregoing instrument in the capacities shown, appeared before me this day in person, and acknowledged signing, sealing and delivering the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

STATE OF ILLINOIS )  
 ) SS.  
 COUNTY OF COOK )

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## EXHIBIT "A"

Unit 408A and the exclusive right to the use of Parking Space P09A And Storage Space S 09A Limited Common Elements in Creekside at Old Orchard Condominiums as delineated on a survey of the following described parcel of Real Estate:

Parcel 1:

Part of Lots 1 and 2 in Old Orchard Country Club Subdivision, being a Subdivision of part of the Northwest 1/4 of Section 27 and part of the East 1/2 of the Northwest 1/4 of Section 28 both in Township 42 North Range 11 East of the Third Principal Meridian, in Cook County, Illinois

which survey is attached as Exhibit "A" to the Declaration of Condominium recorded April 8, 1996 as Document Number 96261584, together with its undivided percentage interest in the Common Elements in Cook County, Illinois.

Parcel 2:

Easement for Ingress and Egress in favor of Parcel 1 created by the aforesaid Declaration recorded as Document Number 96261584.

Grantor also hereby grants to Grantee, their heirs and assigns, as rights and Easements, Appurtenant to the above described Real Estate, the rights and Easements for the benefit of the property set forth in the aforementioned Declaration, and Grantor reserves to itself, its Successors and Assigns the right and Easements set forth in said Declaration for the benefit of the remaining property described therein.

This Deed is subject only to the following: General taxes not yet due and payable; public utility easements; easements, covenants, restrictions and building lines of record, and as set forth in the Declaration of Condominium; applicable zoning and building laws or ordinances; all rights, easements, restrictions, conditions and reservations contained in the aforesaid Declarations and reservation by Seller to itself and its successors and assigns of the rights and easements set forth in said Declaration; provisions of Condominium Property Act of Illinois.

PIN: 03-27-100-011  
03-27-100-019

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