

# UNOFFICIAL COPY

96375580

## TRUSTEE'S DEED

. DEPT-01 RECORDING \$27.00  
. T#0012 TRAN 0641 05/17/96 08:16:00  
. #4798 # ER \*-96-375580  
. COOK COUNTY RECORDER

THIS INDENTURE, made this 26th day of April, 1996, between State Bank of Countryside, a banking corporation of Illinois, as Trustee under the provisions of a deed or deeds in trust, duly recorded or registered and delivered to said Bank in pursuance of a trust agreement dated the 6th day of July, 1987, and known as Trust No. 87-322, party of the first part, and MICHAEL R. CHISZAR and CHRISTY L. CHISZAR, husband and wife, as joint tenants, of 19566 Pheasant Court, Mokena, Illinois 60448, parties of the second part. Witnesseth, that said party of the first part, in consideration of the sum of Ten and 00/100 (\$10.00) dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said parties of the second part, MICHAEL R. CHISZAR and CHRISTY L. CHISZAR, husband and wife, as joint tenants, the following described real estate, situated in Cook County, Illinois, to - wit:

\*NOT AS TENANTS IN COMMON BUT AS TENANTS BY THE ENTIRETY  
See Legal Description Attached.

P.I.N. 27-24-100-016

Commonly known as 7958 West 160th Street, Tinley Park, IL 60477

Subject to easements, covenants, conditions and restrictions of record, if any.  
Subject to general real estate taxes for 1995 and subsequent years.

Together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said parties 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, subject, however, to: the liens of all trust deeds and/or mortgages upon said real estate, if any, of record in said county; all unpaid general taxes and special assessments and other liens and claims of any kind; pending litigation, if any, affecting the said real estate; building lines; building, liquor and other restrictions of record, if any; party walls, party wall rights and party wall agreements, if any; Zoning and Building Laws and Ordinances; mechanic's lien claims, if any; easements of record, if any, and rights and claims of parties in possession.

BOX 333-CTI

2700

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COOK  
CO. NO. 016  
075218



STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX

PU 10776 MAY 15 '98 DEPT. OF REVENUE 140.50

REAL

Cook County

70.25

REVENUE  
STAMP NO. 5  
P.O. 11424



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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 its Trust Officer and attested by its Asst. Trust Officer the day and year first above written.

STATE BANK OF COUNTRYSIDE  
as Trustee as aforesaid

By [Signature]  
Attest [Signature]

STATE OF ILLINOIS,  
COUNTY OF COOK

This instrument prepared by

Joan Creaden  
6734 Joliet Road  
Countryside, IL 60525

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that Susan L. Jutzi of State Bank of Countryside and Joan Creaden of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Trust Officer and Asst. Trust Officer, respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth; and the said Asst. Trust Officer did also then and there acknowledge that said Trust Officer as custodian of the corporate seal of said Bank did affix the said corporate seal of said Bank to said instrument as said Trust Officer's own free and voluntary act, of said Bank, for the uses and purposes therein set forth

Given under my hand and Notarial Seal, this 26th day of April, 1996.

OFFICIAL SEAL  
MARTHA A CZARNIK-THOMPSON  
NOTARY PUBLIC STATE OF ILLINOIS  
MY COMMISSION EXP. MAY 17, 1999

[Signature]  
Notary Public

96375580

D Name GARY S. MULLER  
E  
L Street 28 KANSAS STREET  
I  
V City FRANKFURT  
E  
R Or:  
Y Recorder's Office Box Number

For Information Only  
Insert Street and Address of Above  
Described Property Here

7958 West 160th Street  
Tinley Park, IL 60477

SEND TAXES TO: MICHAEL AND CHRISTY CHISBAR  
7958 WEST 160TH STREET  
TINLEY PARK, IL 60477

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## PARCEL 1:

THE PARCEL OF LAND HEREIN DESIGNATED AS THE BUILDING PARCEL, EXCEPT THE EAST 110.40 FEET THEREOF, SAID BUILDING PARCEL BEING THAT PART OF LOT 10 IN ASHFORD MANOR WEST PHASE III, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 10; THENCE SOUTH 0 DEGREES 00 MINUTES 31 SECONDS WEST, ALONG THE EAST LINE OF SAID LOT 10 FOR A DISTANCE OF 15.66 FEET; THENCE NORTH 89 DEGREES 52 MINUTES 25 SECONDS WEST 20.00 FEET TO THE POINT OF BEGINNING OF SAID BUILDING PARCEL; THENCE CONTINUING NORTH 89 DEGREES 52 MINUTES 25 SECONDS WEST 136.81 FEET; THENCE SOUTH 0 DEGREES 00 MINUTES 07 SECONDS WEST 63.04 FEET; THENCE SOUTH 89 DEGREES 54 MINUTES 03 SECONDS EAST 136.73 FEET; THENCE NORTH 0 DEGREES 04 MINUTES 24 SECONDS EAST 62.98 FEET TO THE PLACE OF BEGINNING OF THE BUILDING PARCEL IN COOK COUNTY, ILLINOIS.

## PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF COVENANTS AND RESTRICTIONS FOR ASHFORD MANOR WEST III TOWNHOMES RECORDED AUGUST 31, 1995 AS DOCUMENT 95580519.

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