


UNOFFICIAL COPY

 Lakeside Bank

TRUSTEE'S DEED

97004476

THIS INDENTURE, Made this 26th
Day of November, 1996

between Lakeside Bank, an Illinois Banking Corporation, as Trustee, and not personally, under the provisions of a deed or deeds in trust duly recorded and delivered to said Lakeside Bank, in pursuance of a Trust Agreement dated the 14th day of

DEPT-01 RECORDING \$25.00
T#0012 TRAN 3587 01/03/97 10:33:00
#5557 CG *-97-004476
COOK COUNTY RECORDER

(The Above Space For Recorder's Use Only)

June, 1988, and known as Trust Number 10-1351, party of the first part and James Fleming

of 2639 South Michigan Avenue, Chicago, IL 60616

party of the second part.

WITNESSETH, That said party of the first part, in consideration of the sum of ***Ten and 00/100*** Dollars, and other good and valuable consideration in hand paid, does hereby grant, sell, convey and quit claim unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to wit:

EXEMPT UNDER Real Estate TRANSFER TAX Act Sec. 4 PAR. K

SEE ATTACHED LEGAL DESCRIPTION

Cook County
REAL ESTATE TRANSACTION TAX
REVENUE STAMP JAN-2-97
\$75.00

★ 053334 CITY OF CHICAGO ★
★ REAL ESTATE TRANSACTION TAX ★
★ DEPT. OF REVENUE JAN 2 '97 ★
★ RB.11187 \$52.50 ★

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 and benefit forever said party of the second part.

Property Address: 2639 South Michigan Avenue, Chicago, Illinois 60616

Permanent Index Number: 17-27-304-147-0000

BOX 333-CTI

WA W 7641827 F1 394

Handwritten initials and numbers

97004476

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This deed is executed by party of the first part pursuant to and in the exercise of the power and authority granted to and vested in said Trustee by the terms of said deed or deeds in trust delivered to said Trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of any trust deeds, mortgages, and any other liens, restrictions and covenants of record, if any, 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 its Vice-President and Trust Officer and attested by its Loan Officer Assistant Secretary, the day and year first above written.

This instrument was prepared by the
Land Trust Department of Lakeside Bank
55 W. Wacker Drive
Chicago, Illinois 60601-1699

Lakeside Bank
As Trustee aforesaid
By [Signature]
Vice-President and Trust Officer

Attest [Signature]
Loan Officer
Assistant Secretary

State of Illinois)

*) * 5
*) SS. * 3
*) * 2

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX

County of Cook)

*) * 5
*) * 3
*) * 2
*) * 0

DEPT. OF REVENUE JAN 2 '97
RECEIVED

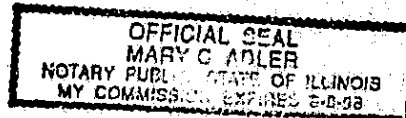


562.50

I, THE UNDERSIGNED, a NOTARY PUBLIC in and for said County in the State aforesaid DO HEREBY CERTIFY that Vincent J. Tolve Vice-President and Trust Officer of Lakeside Bank and Michael J. McCawley Loan Officer Assistant Secretary of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Officers, 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 Loan Officer did also then and there acknowledge that he as custodian of the corporate seal of said bank, did affix the said corporate seal of said Bank to said instruments as his own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 24th Day of November, 1996

[Signature]
NOTARY PUBLIC



MAIL TO: James Fleming
3111 Appleblossom Circle
Las Vegas, NV 89117

TAX BILLS TO: James Fleming
3111 Appleblossom Circle
Las Vegas, NV 89117

STREET ADDRESS: 2639 SOUTH MICHIGAN AVENUE
CITY: CHICAGO COUNTY: COOK
TAX NUMBER: 17-27-304-147-0000

LEGAL DESCRIPTION:

PARCEL 1:

THE NORTH 20.00 FEET OF THE SOUTH 111.66 FEET OF THE WEST 80.17 FEET OF THE EAST 83.17 FEET OF THE FOLLOWING DESCRIBED TRACT OF LAND TO-WIT: THAT PART OF BLOCKS 80 AND 83 IN CANAL TRUSTEES' SUBDIVISION OF THE WEST 1/2 OF SECTION 27, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT THE POINT OF INTERSECTION OF A LINE DRAWN 531.0 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF LOTS 9 TO 22 IN THOMAS STINSON'S SUBDIVISION OF BLOCK 80 AFORESAID WITH A LINE DRAWN FROM A POINT ON THE NORTH LINE OF LOT 11, 60.0 FEET EAST OF THE NORTHWEST CORNER OF LOT 9 IN THOMAS STINSON'S SUBDIVISION AFORESAID TO A POINT ON THE SOUTH LINE OF LOT 13, 60.00 FEET EAST OF THE SOUTHWEST CORNER THEREOF IN LAFLIN AND SMITH'S SUBDIVISION OF BLOCKS 86 AND 89 IN CANAL TRUSTEES' SUBDIVISION AFORESAID; THENCE NORTH ALONG THE LAST DESCRIBED PARALLEL LINE TO A POINT ON A LINE DRAWN 200.0 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF LOTS 9 TO 22 IN THOMAS STINSON'S SUBDIVISION AFORESAID; THENCE EAST ALONG SAID PARALLEL LINE TO A POINT ON THE WEST LINE OF VACATED SOUTH INDIANA AVENUE BEING A LINE DRAWN FROM THE NORTHEAST CORNER OF LOT 22 IN THOMAS STINSON'S SUBDIVISION AFORESAID TO THE SOUTHEAST CORNER OF LOT 26 IN LAFLIN AND SMITH'S SUBDIVISION OF BLOCKS 86 AND 89 AFORESAID; THENCE SOUTH ALONG SAID WEST LINE OF VACATED SOUTH INDIANA AVENUE TO A POINT ON A LINE DRAWN THROUGH THE PLACE OF BEGINNING AND PARALLEL WITH THE NORTH LINE OF LOTS 9 TO 22 IN THOMAS STINSON'S SUBDIVISION AFORESAID; THENCE WEST ALONG SAID PARALLEL LINE TO THE PLACE OF BEGINNING ALL IN COOK COUNTY, ILLINOIS ALSO;

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PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY DEED FROM AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED MARCH 26, 1968 AND KNOWN AS TRUST NUMBER 16461 TO KENJO ITOKU AND TOSHIYE ITOKU, HIS WIFE, DATED MAY 22, 1970 AND RECORDED JULY 31, 1970 AS DOCUMENT NUMBER 21225034 FOR PURPOSES OF VEHICULAR PARKING, PEDESTRIAN INGRESS AND EGRESS AND USE OF THE PLAYGROUND, OPEN SPACES AND OTHER COMMON FACILITIES OVER AND UPON THE COMMON PARCEL DESCRIBED IN EXHIBIT 'A' IN DECLARATION OF PARTY WALL RIGHTS, EASEMENTS, COVENANTS AND RESTRICTIONS DATED JUNE 5, 1968 AND RECORDED JUNE 25, 1968 AS DOCUMENT NUMBER 20531445, AND SUPPLEMENTARY DECLARATION DATED AUGUST 5, 1969 RECORDED AUGUST 6, 1969 AS DOCUMENT NUMBER 20922570 AND FIRST AMENDMENT DATED DECEMBER 12, 1969 RECORDED DECEMBER 12, 1969 AS DOCUMENT NUMBER 21036220, ALL IN COOK COUNTY, ILLINOIS.

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