

TRUSTEE'S DEED

UNOFFICIAL COPY

97293118

DEPT-01 RECORDING \$25.50
T#0009 TRAN 2296 04/28/97 14:41:00
40863 + SK # -97-293118
COOK COUNTY RECORDER

2010405 MR LAK LOFZ

The above space for recorder's use only

THIS INDENTURE, made this 25TH 24TH day of APRIL, 1997, between First Bank and Trust Company of Illinois (formerly known as First Bank and Trust Company, Palatine, Illinois), a corporation duly organized and existing as a banking corporation and 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 23RD day of OCTOBER, 1995, and known as Trust Number 10-1987, party of the first part, and -----
LISA KINIYALOGTS, AN UNMARRIED WOMAN-----
2615 N. SHEFFIELD----- of CHICAGO, IL 60014----- 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 considerations in hand paid, does hereby grant, sell and convey unto said parties of the second part, the following described real estate, situated in -----(COOK)----- County, Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND A PART HEREOF

Permanent Real Estate Index No. 14-32-216-024-0000

together with the tenements and appurtenances thereto 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. SUBJECT, HOWEVER, to: the liens of all trusts 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.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Assistant Trust Officer and attested by its Assistant Trust Officer: the day and year first above written.

FIRST BANK AND TRUST COMPANY OF ILLINOIS
as trustee, as aforesaid, and not personally

By: [Signature] Assistant Trust Officer

ATTEST [Signature] Assistant Trust Officer

This space for affixing Rubens and Revenue Stamps

Deed and Number

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COUNTY OF COOK
STATE OF ILLINOIS

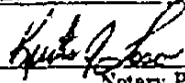
SS. I, KURTIS J. LOSO a Notary Public in and
for said County, in the State aforesaid, DO HEREBY CERTIFY, THAT
MICHAEL C. WINTER

Assistant Trust Officer of FIRST BANK and TRUST COMPANY OF
ILLINOIS, a banking corporation, and CARL R. RATH

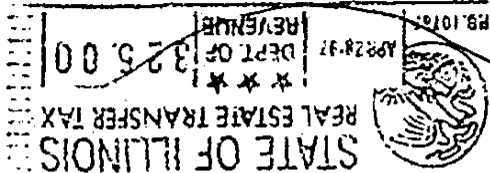
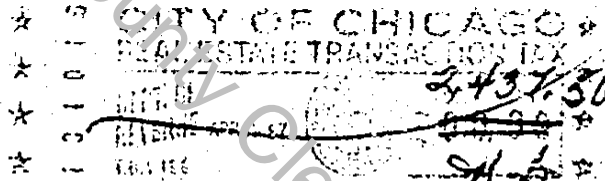
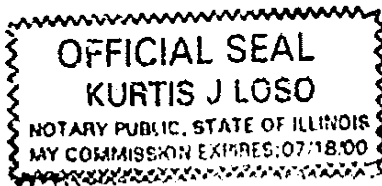
Assistant Trust Officer of said banking corporation,
personally known to me to be the same persons, whose names are subscribed
to the foregoing instrument as such Assistant Trust Officer, respectively, ap-
peared before me this day in person and acknowledged that they signed and
delivered the said instrument as their own free and voluntary act of said bank-
ing corporation as Trustee, for the uses and purposes therein set forth and
the said Assistant Trust Officer did also then and there acknowledge that
he/she, as custodian of the corporate seal of said banking corporation, did
affix the said corporate seal of said banking corporation to said instrument
as his/her own free and voluntary act, and as the free and voluntary act of
said banking corporation, as Trustee, for the uses and purposes therein set
forth.

Given under my hand and Notarial Seal

this 24th day of APRIL 19 97.



Notary Public



78744 N SHEFFIELD (UNIT #2)
CHICAGO, IL 60614

For information only insert street address of above described property.

MAIL TO: ROBERT D. STEPHEN
311 S. LACKER DRIVE, SUITE 2600
CHICAGO, IL 60606

THIS INSTRUMENT PREPARED BY:

FIRST BANK AND TRUST OF ILLINOIS

300 East Northwest Highway
Palatine, Illinois 60067

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EXHIBIT "A" TO TRUSTEE'S DEED

Parcel 1:

Unit No. 2 in 2144 N. SHEFFIELD CONDOMINIUM as delineated on a survey of the following described real estate:

Lot 47 in Subdivision of Block 2 in James Morgan's Subdivision of the East 1/2 of Block 10 in Sheffield's Addition to Chicago in the Northeast 1/4 of Section 32, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2:

The exclusive right to use parking space P-2, storage space S-2, roof rights R-2 and balcony space B-2, limited common elements as delineated on the survey attached to the Declaration aforesaid recorded as Document No. 97286056.

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 subject to:

1. Current non-delinquent real estate taxes and taxes for subsequent years;
2. The Declaration;
3. Public and utility easements;
4. Covenants, conditions, restrictions of record;
5. Applicable zoning and building laws, ordinances and restrictions;
6. The Condominium Property Act of Illinois;
7. Acts done or suffered by the Purchaser;
8. Purchaser's mortgage.

The subject building has been completely vacant for over one year prior to the recording of the aforesaid Declaration, and, therefore, no tenant right of first refusal existed.

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Property of Cook County Clerk's Office

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