

TRUSTEE'S DEED

UNOFFICIAL COPY 98594455

8575/0076 s0 001 Page 1 of 3  
1998-07-10 11:41:56  
Cook County Recorder 25.00

After Recording  
Return to:

STEVEN K. NORGAARD  
493 DUANE ST.  
Glen Ellyn, IL  
60137

The above space for recorder's use only

THIS INDENTURE, made this 10TH day of JUNE, 1998, 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 25TH day of APRIL, 1996, and known as Trust Number 10-2033, party of the first part, and STANLEY G. KOSS

3725-3721 N SHEFFIELD A-1SW of CHICAGO, IL 60657 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: UNITS Unit A-1 (SW) AND (PARKING UNIT) P8, IN WRIGLEY VIEW PLACE CONDOMINIUM, (3721-25 N. SHEFFIELD CONDOMINIUM ASSOCIATION) AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 9 & 10 IN BLOCK 5 IN BUCKINGHAM'S SECOND ADDITION TO LAKE VIEW IN THE NORTHEAST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 98425637, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS. Permanent Real Estate Index No. 14-20-220-012 and -013 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 Riders and Revenue Stamps

Document Number

77.40.172  
9805692  
LND FLD 193 CTE

BOX 300-011

# UNOFFICIAL COPY

COUNTY OF COOK  
STATE OF ILLINOIS

SS. I, Chris Koritko a Notary Public in and  
for said County, in the State aforesaid, DO HEREBY CERTIFY, THAT  
Robert G. Hershenhorn

~~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 10th day of June 1998  
Chris Koritko



STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX

JUL 98 DEPT OF REVENUE 266.50

Cook County

REAL ESTATE TRANSACTION TAX

JUL 98 DEPT OF REVENUE 133.25

★ 6 7 5 7 ★  
★ CITY OF CHICAGO ★  
★ REAL ESTATE TRANSACTION TAX ★  
★ DEPT OF REVENUE JUL-98 999.75 ★  
★ PB 11187 ★

★ 6 7 5 7 ★  
★ CITY OF CHICAGO ★  
★ REAL ESTATE TRANSACTION TAX ★  
★ DEPT OF REVENUE JUL-98 999.00 ★  
★ PB 11187 ★

3721 & 3725 N SHEFFIELD, UNIT A-1 SW  
CHICAGO, IL 60657 & P-7

For information only insert street address of above described property.

THIS INSTRUMENT PREPARED BY:

FIRST BANK AND TRUST OF ILLINOIS

300 East Northwest Highway  
Palatine, Illinois 60067

98594455

Page 1 of 2

Exhibit "A" to Deed  
 (3721-3725 N. Sheffield, Chicago, IL 60657  
Unit(s) Unit A-1 (SW)  & P~8 ):

Grantor 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 successor and assigns, the rights and easements set forth in said declaration for the benefit of the remaining property described therein.

This (and any such similar) deed now or hereafter 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 Property includes space on Unit # P~7 & P~8 pursuant to the survey and subject to the same conditions and restrictions recited herein but with no representation or warrantee of use or fitness for size or particular purpose.

This deed or instrument of conveyance is also subject to:

1. Real estate taxes not yet due and payable;
2. applicable laws or ordinances including building and zoning laws of which no representation is made nor implied;
3. public and private utility easements, covenants, and other items of record and or any rights or agreements of the quasi-public utilities, if any;
4. such other matters as to which the title insurer commits to insure against loss or damage;
5. matters of record;
6. limits of the limited warrantee under which no representations have been made nor implied and none relied on.

LEGAL DESCRIPTION:

UNITS Unit A-1 (SW) AND  P~8 , IN WRIGLEY VIEW PLACE CONDOMINIUM, (3721-25 N. SHEFFIELD CONDOMINIUM ASSOCIATION) AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 9 & 10 IN BLOCK 5 IN BUCKINGHAM'S SECOND ADDITION TO LAKE VIEW IN THE NORTHEAST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 9 8 4 2 5 6 3 7 , TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 14-20-220-012 AND -013 TO BE REDIVIDED COMMONLY KNOWN AS 3721 - 3725 N. SHEFFIELD, CHICAGO, IL 60657  
 Unit(s) Unit A-1 (SW)  & P~8

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