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TRUSTEE'S DEED

G I T

THIS INDENTURE, dated August 21, 1998

between AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a National Banking Association, 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 June 19, 1997

known as Trust Number 123072-03 party of the first part, and

DEPT-01 RECORDING \$23.50
T#0009 TRAN 3792 09/08/98 15:29:00
#1994 # RC *-98-798906
COOK COUNTY RECORDER

(Reserved for Recorders Use Only)

Timothy C. Dillon and Julie L. Dillon, husband and wife, not as joint tenants, or as tenants in common, but as tenants by the entirety, 15451 Nolan Drive, Lockport, IL 60441

party/parties of the second part. WITNESSETH, that said party of the first part, in consideration of the sum of TEN (\$10.00) Dollars and other good and valuable consideration in hand paid, does hereby convey and QUIT-CLAIM unto said party/parties of the second part, the following described real estate, situated in COOK County, Illinois, to-wit:

SEE ATTACHED LEGAL DESCRIPTION

Commonly Known As 2713-1, 2713-15 Pine Grove 60657

Property Index Number 14-28-310-018

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, 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. This deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered 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 one of its officers, the day and year first above written.

AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO as Trustee, as aforesaid, and not personally.

By: ANTHONY A. DIMONTE, TRUST OFFICER

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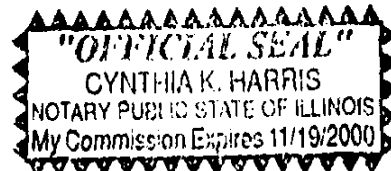
Prepared By: American National Bank and Trust Company of Chicago

Dos Hasella, Chicago, IL

STATE OF ILLINOIS) I, the undersigned, a Notary Public in and for said County and State, do hereby certify
COUNTY OF COOK) ANTHONY A. DIMONTE an officer of American National Bank and Trust Company of Chicago personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that said officer of said association signed and delivered this instrument as a free and voluntary act, for the uses and purposes therein set forth.
GIVEN under my hand and seal, dated August 21, 1998.

Cynthia K. Harris
NOTARY PUBLIC

MAIL TO: Timothy C. Dillon
2713 N. Pine Grove
Chicago, IL 60614



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UNOFFICIAL COPY

Property of Cook County Clerk's Office

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LEGAL DESCRIPTION:

UNIT 2713-1 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN PINE GROVE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 98412665, IN THE SOUTHWEST 1/4 SECTION 28, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**2713-15 North Pine Grove, Unit 2713-1, Chicago, Illinois 60614
P.I.N. 14-28-310-018**

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT SET FORTH IN THE DECLARATION OF CONDOMINIUM, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING LAND DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

GRANTOR ALSO HEREBY GRANTS AND ASSIGNS TO GRANTEE, ITS SUCCESSORS AND ASSIGNS, GARAGE SPACE G-3 AS A LIMITED COMMON ELEMENT AS SET FORTH AND PROVIDED IN THE AFOREMENTIONED DECLARATION OF CONDOMINIUM.

(NOTE: PINE GROVE CONDOMINIUMS ARE NEW CONSTRUCTION, THEREFORE, THERE ARE NO TENANTS WHO WOULD HAVE AN OPTION TO PURCHASE ANY UNIT).

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CITY OF CHICAGO
CLERK OF THE COURT

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RECORDED 10/18/00 90010

Clerk's Office

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FILED
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