

# UNOFFICIAL COPY

TRUSTEE'S DEED

98853856

1141/0120 30 001 Page 1 of 3  
1998-09-24 11:49:18  
Cook County Recorder 25.00

74051232 TB Michalski

The above space for recorder's use only

3

THIS INDENTURE, made this 10TH day of JUNE, 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 NOVEMBER, 1994, and known as Trust Number 10-1896, party of the first part, and MARK J. KAUFMAN, A SINGLE MAN

110 HEMSTEAD STREET of LAKE BLUFF, ILLINOIS 60044 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. 14-33-109-033 & 14-33-109-034

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

BOX 333-CTI

91030167

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COUNTY OF COOK  
STATE OF ILLINOIS

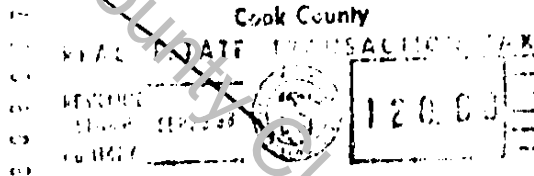
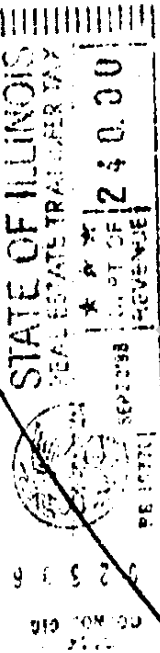
SS.

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,  
and Assistant 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 acts, and as the free and voluntary act of said banking 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 26TH day of JUNE, 1997.

Notary Public



MAIL TO:  
B. ALAN NEWBERG  
830 S. BUFFALO GARDEN PL  
SUITE 104  
BUFFALO GROUP, INC (60089)

2226 NORTH LINCOLN AVENUE (UNIT 4B)  
CHICAGO, ILLINOIS

For information only insert street  
address of above described property.

THIS INSTRUMENT PREPARED BY:

FIRST BANK AND TRUST COMPANY OF ILLINOIS  
300 East Northwest Highway  
Palatine, Illinois 60067

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PARCEL 1:

UNIT NUMBER 4B IN OZ PARK CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 12 AND 13 IN SMITH'S SUBDIVISION OF THE EAST 1/2 OF BLOCK 10 AND OF LOT 21 IN WILSON'S SUBDIVISION OF THE WEST 1/2 OF BLOCK 10 IN CANAL TRUSTEES' SUBDIVISION IN SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 96383607; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF P-2, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID, RECORDED AS DOCUMENT NUMBER 96383607.

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.

PROPERTY CLERK'S OFFICE  
9-2-09

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